



# Spring Valley Commons

9003 Two Notch Road | Columbia, SC 29223



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# Spring Valley Commons

## Property Overview

### PROPERTY FEATURES

- +/- 1,600 SF available for lease
- +/- 2,400 SF available for lease
- Located off Two Notch Road with signalized access
- Well established Food Lion anchored shopping center drawing from an affluent customer base
- Minutes from I-20 and I-77
- Nearby retailers/restaurants include Texas Roadhouse, Dunkin', Subway, Starbucks, Big Lots, Walgreens, Outback Steakhouse, Chili's, Lowe's, The Home Depot

### DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	6,541	48,938	114,695
Employees	2,882	19,576	40,226
Avg HH Income	\$74,281	\$87,004	\$94,946

### TRAFFIC COUNTS

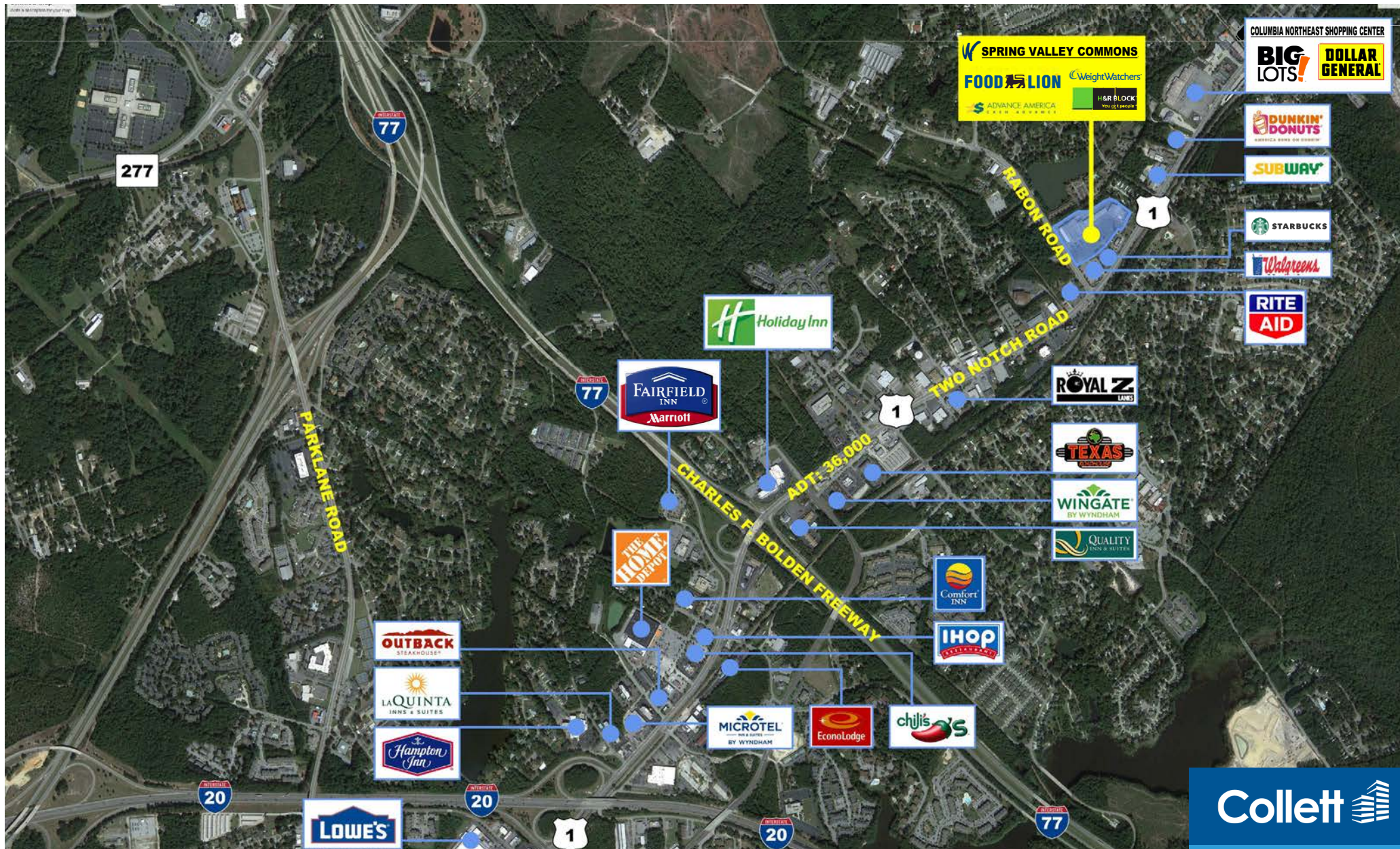
Two Notch Road	36,804 VPD
I-77	53,800 VPD





# Spring Valley Commons

## Aerial





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## Site Plan

