



9355 Founders St, Suite A

FORT MILL/BAXTER VILLAGE OFFICE SPACE FOR RENT

Professional office suite available for lease across from Baxter Village in Fort Mill. Suite A (279 SF) is ideal for real estate professionals, consultants, or other small businesses seeking a convenient, visible, and well-maintained space. Located near I-77 and surrounded by dining, retail, and residential growth, 9355 Founder St offers a prime location for professionals looking to establish or expand their presence in the thriving Fort Mill market.

Property Highlights:

- ▶ 279SF Executive Suite
- ▶ Second floor suite with elevator access & shared bathrooms
- ▶ Great location on the edge of Baxter Village
- ▶ Zoned Local Commercial (LC) for flexible use
- ▶ Convenient on-site parking
- ▶ Easy access to US-21, SC-160, and I-77



Rent
\$950/mo

279
SF

Lease Type
Full Service

Zoning
Local Commercial



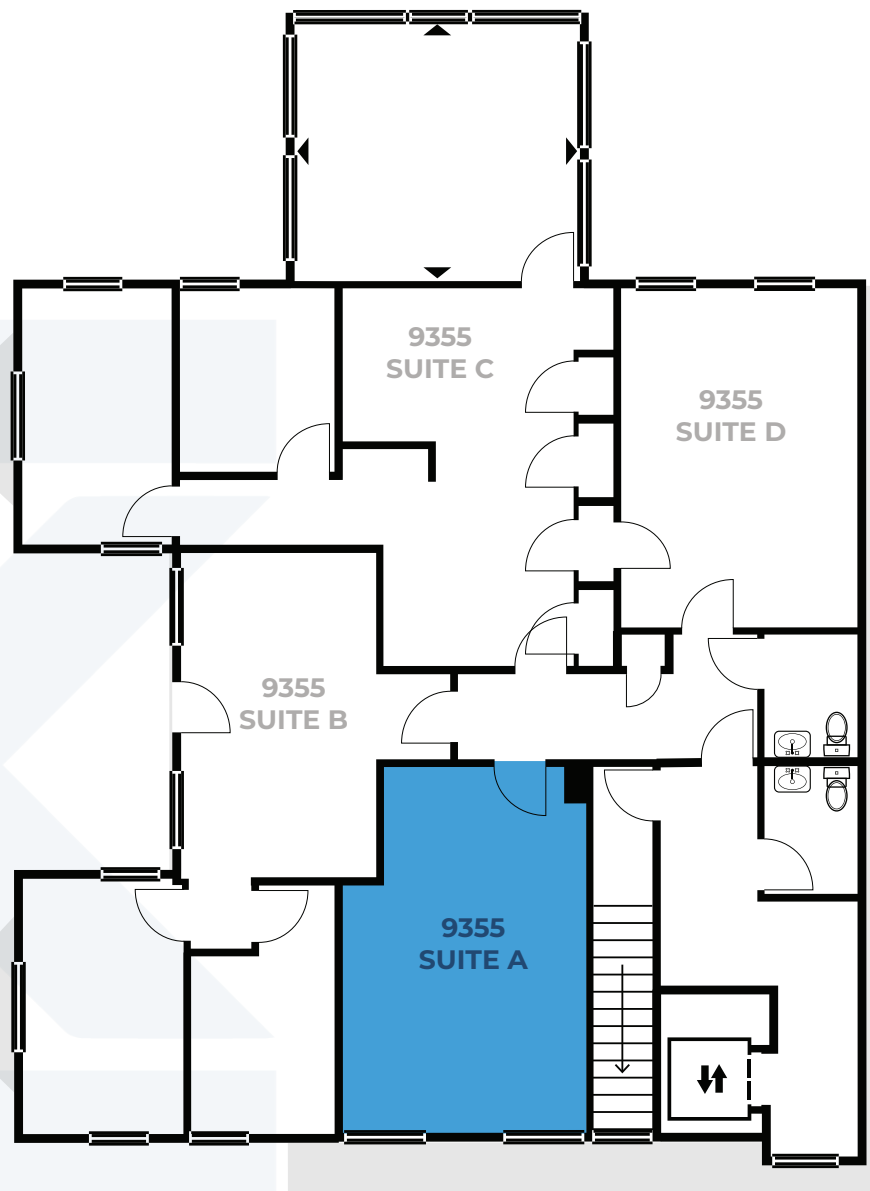
PROPERTY DEMOGRAPHICS

STATISTIC	1 MILE	3 MILES	10 MILES
Population	7,424	42,773	437,538
Households	2,622	17,282	180,340
Avg. Household Income	\$143,205	\$125,699	\$111,782

ROADWAY	AADT
Sutton Rd N	14,000
Market St/Founders St	3,800
SC-160	38,300
I-77	127,800

9355 FOUNDERS ST

FLOOR PLAN





PROPERTY DETAILS

Address	9355 Founders St. Suite A Fort Mill, SC 29708
Zoning	Local Commercial
Square Footage	Suite A - 279 SF
Rent	Suite A - \$950/mo
Lease Type	Full Service



**Kuester
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