

Lakemont Business Center

517 KINGS RIDGE DR | FORT MILL, SC

±50,000 - 144,131 SF Available For Lease



BROKER CONTACTS

Henry Lobb, SIOR

Principal

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Abby Rights

Senior Vice President

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Will Hendrick

Associate

704 607 1480

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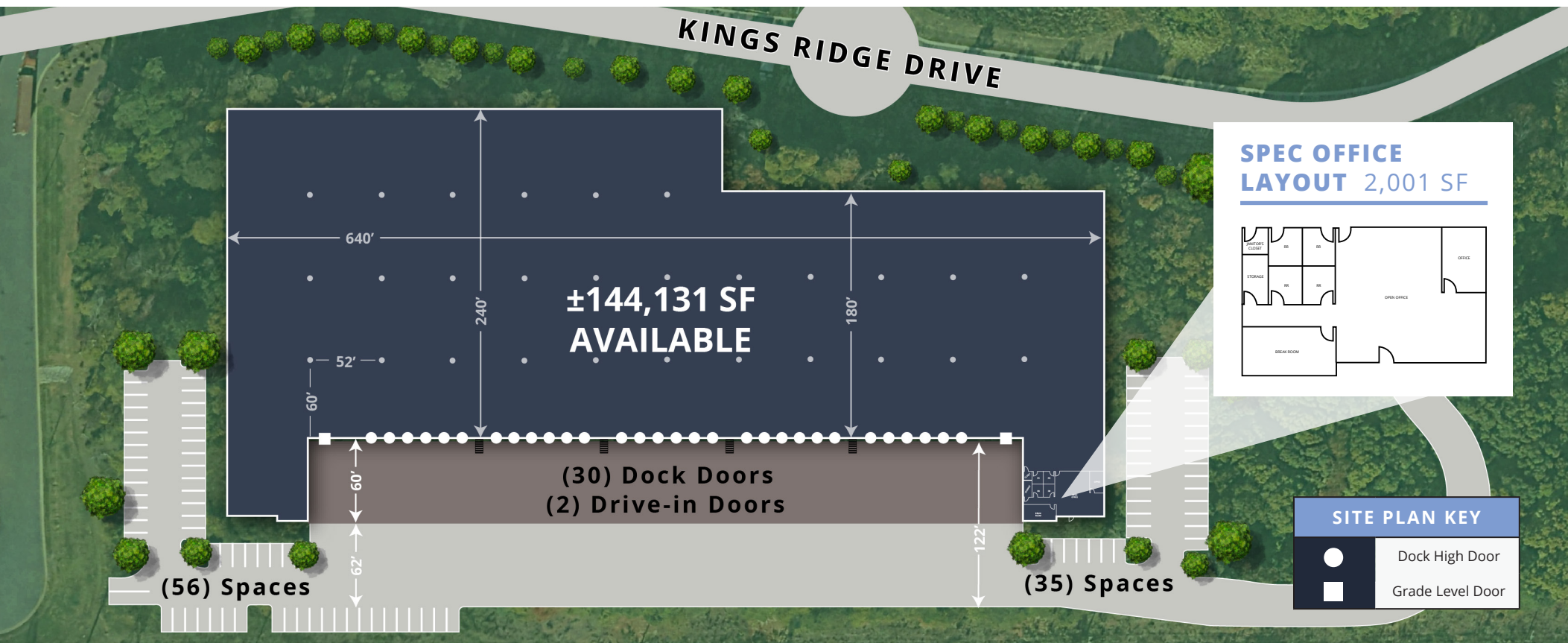
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Property Specifications

SITE PLAN



Available SF: $\pm 144,131$ SF

Dock High Doors: Thirty (30)

Lighting: LED

Spec Office SF: $\pm 2,001$ SF

Drive-in Doors: Two (2)

Fire Protection: ESFR

Building Depth: 180' - 240' (varies)

Speed Bay: 60'

Electrical: 480 volt, three-phase, 4 wire 1200 amp service

Column Spacing: 52' x 60'

Truck Court: 122'

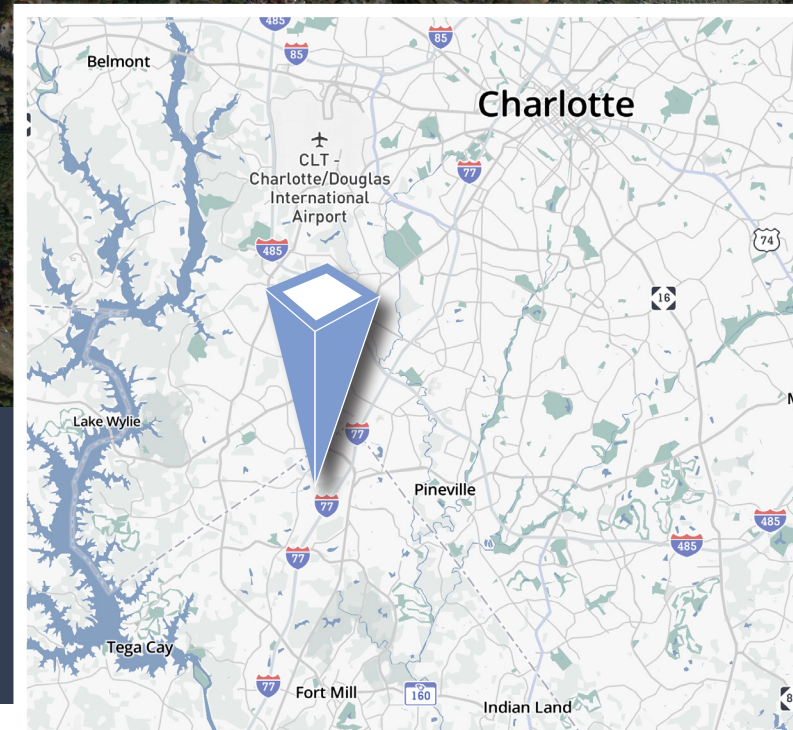
Roof Insulation: ISO Board Insulation, R-20 (LTTR)

Clear Height: 32'

Parking: Ninety-one (91)

Location Overview

FORT MILL, SC



Interstate 77
±1.7 MILES



Interstate 485
±4.8 MILES



Uptown CLT
±14.1 MILES



Interstate 85
±15.0 MILES

Lakemont Business Center | Fort Mill, SC



360° VIEW IT IN 3D
CLICK OR SCAN FOR TOUR



**If you would like more information
on this property please get in touch.**

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