

270 YORKSHIRE DRIVE, MONCKS CORNER, SC 29461

# FOXBANK

## PROFESSIONAL PARK



**NOW LEASING**  
**1,600 - 5,000 SF OF RETAIL OR OFFICE SPACE AVAILABLE**

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# OFFICE & RETAIL SUITES DELIVERING Q4 2025



- New construction delivering approximately Q4 2025
- Walking distance to amenities at Foxbank Towne Center.
- Surrounded by a large and growing population
- Ample parking.
- Easily accessible from Highway 52 and Cypress Gardens Road, which is a lit intersection.
- Signage available.
- Additional building pad sites are available for purchase or BTS



**ADDRESS:** 270 Yorkshire Drive  
Moncks Corner, SC 29461

**AVAILABLE SF:**

1st Floor	Suite A: 1,673 SF
	Suite B: LEASED
	Suite C: 1,910 SF
	Suite D: 1,860 SF
	Suite E: 1,865 SF
2nd Floor	4,295 SF

**LEASE RATE:** \$26.00 per square foot NNN

**PARKING RATIO:** 3.5/1,000 with additional off-site parking

**NNN:** \$7.00 PSF

**DELIVERY CONDITION:** Warm Dark Shell with \$40 in TIA

**DELIVERY TIME FRAME:** Available upon Lease Execution

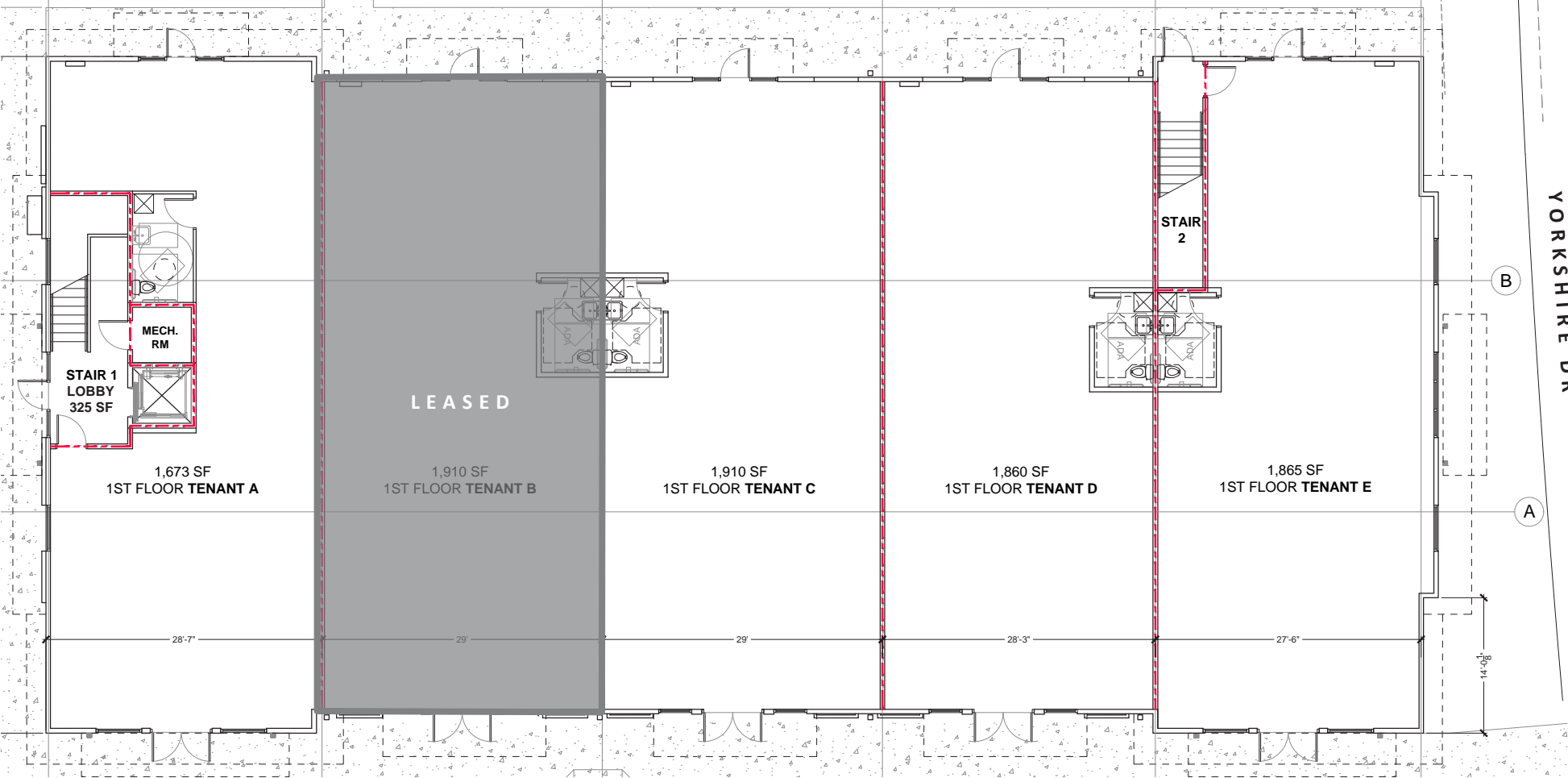
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# PROXIMATE TO ROPER HOSPITAL, NEXTON & CARNES CROSSROADS



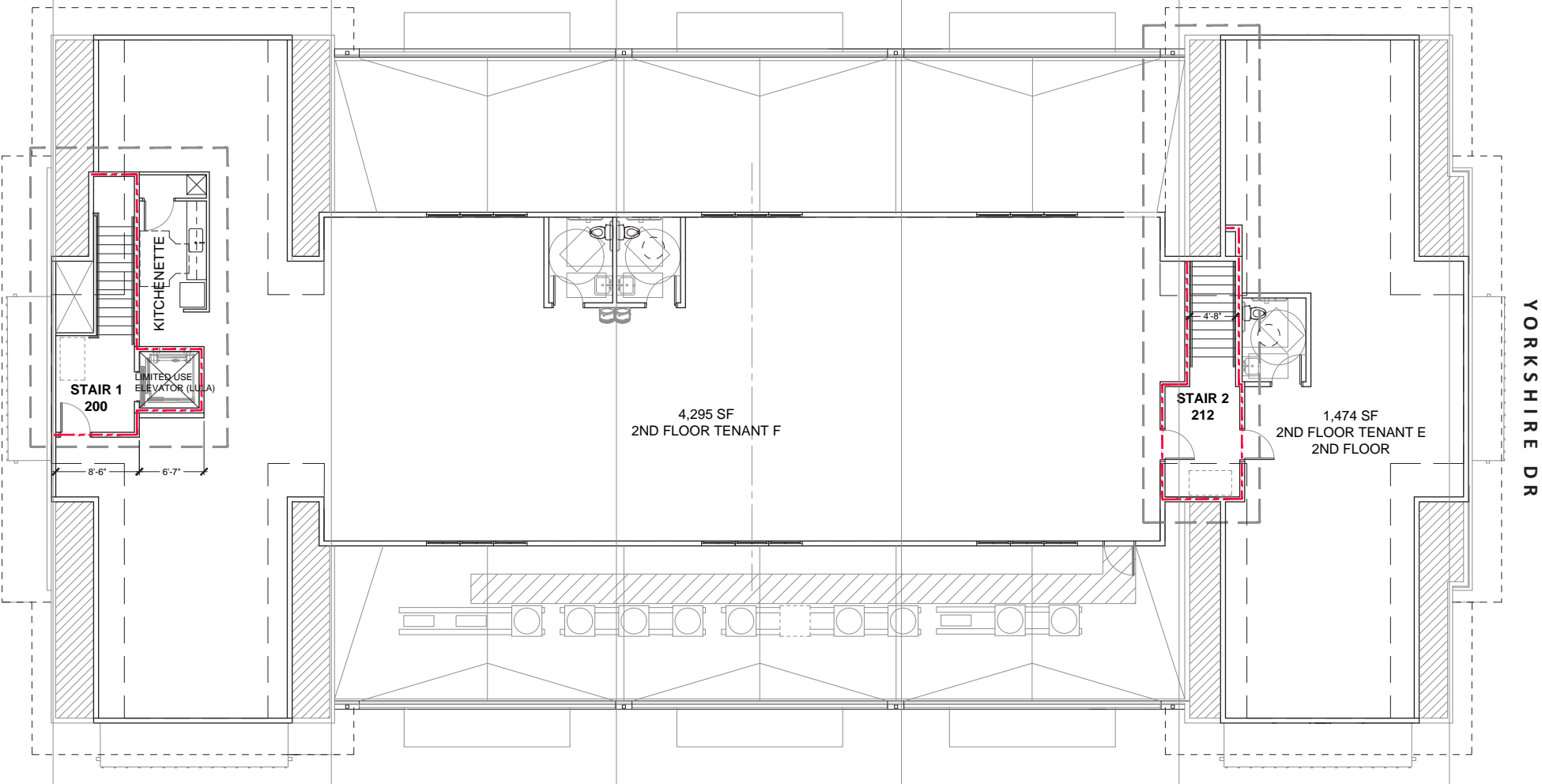
# FIRST FLOOR AVAILABLE SUITES

HERTY PARK DR



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# SECOND FLOOR AVAILABLE SUITE



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# ADJACENT TO FOXBANK TOWNE CENTER



STEEPLE CHASE RESIDENTIAL

42,000 VPD

FOX BANK TOWNE CENTER FUTURE PHASE

FOX BANK PROFESSIONAL PARK

WATERLEAF AT FOX BANK APARTMENTS

52

8,400 VPD

FOX BANK TOWNE CENTER

- DUNKIN'
- EAST BAY DELI
- Parker's kitchen
- Wendy's
- Valvoline Instant Oil Change
- McDonald's
- WAFLE HOUSE
- Bojangles



# SURROUNDED BY RESIDENTIAL DEVELOPMENT & RETAIL AMENITIES



WATERLEAF AT FOXBANK APARTMENTS

FOX BANK PROFESSIONAL PARK

YORKSHIRE DR

FOX BANK TOWNE CENTER FUTURE PHASE

CYPRESS GARDENS RD

FOX BANK TOWNE CENTER

CIRCLE K

52

Publix



# CONSTRUCTION PHOTOS (NOVEMBER 2025)



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FOR MORE INFORMATION

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