

## 133 Academy Street

### DOWNTOWN FORT MILL INVESTMENT PROPERTY

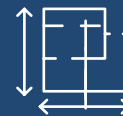
Charming and unique, 133 Academy St is a fully furnished 1,274 SF bungalow-style building on a 0.18-acre corner lot, located in Fort Mill's Historic Downtown. The property retains many original features — hardwood floors, vintage windows, glass doorknobs, and period detail — giving it classic character with modern comfort. Currently configured and operated as a short-term rental, the building offers a turnkey investment or a flexible-use opportunity for buyers who value a historic setting with strong visibility on Academy Street. Zoned Local Commercial (LC), the property carries versatility for a variety of commercial, creative, or service-oriented uses within a walkable downtown environment.

#### Property Highlights:

- ▶ 1,274 SF furnished bungalow in Fort Mill's Downtown
- ▶ Corner lot with strong visibility and walkable location
- ▶ Historic charm: hardwood floors, original windows, vintage details
- ▶ Zoned LC (Local Commercial) for flexible commercial or creative uses
- ▶ Turnkey setup; previously operated as a short-term rental



Sale Price  
**\$515,000**



**1,274**  
SF



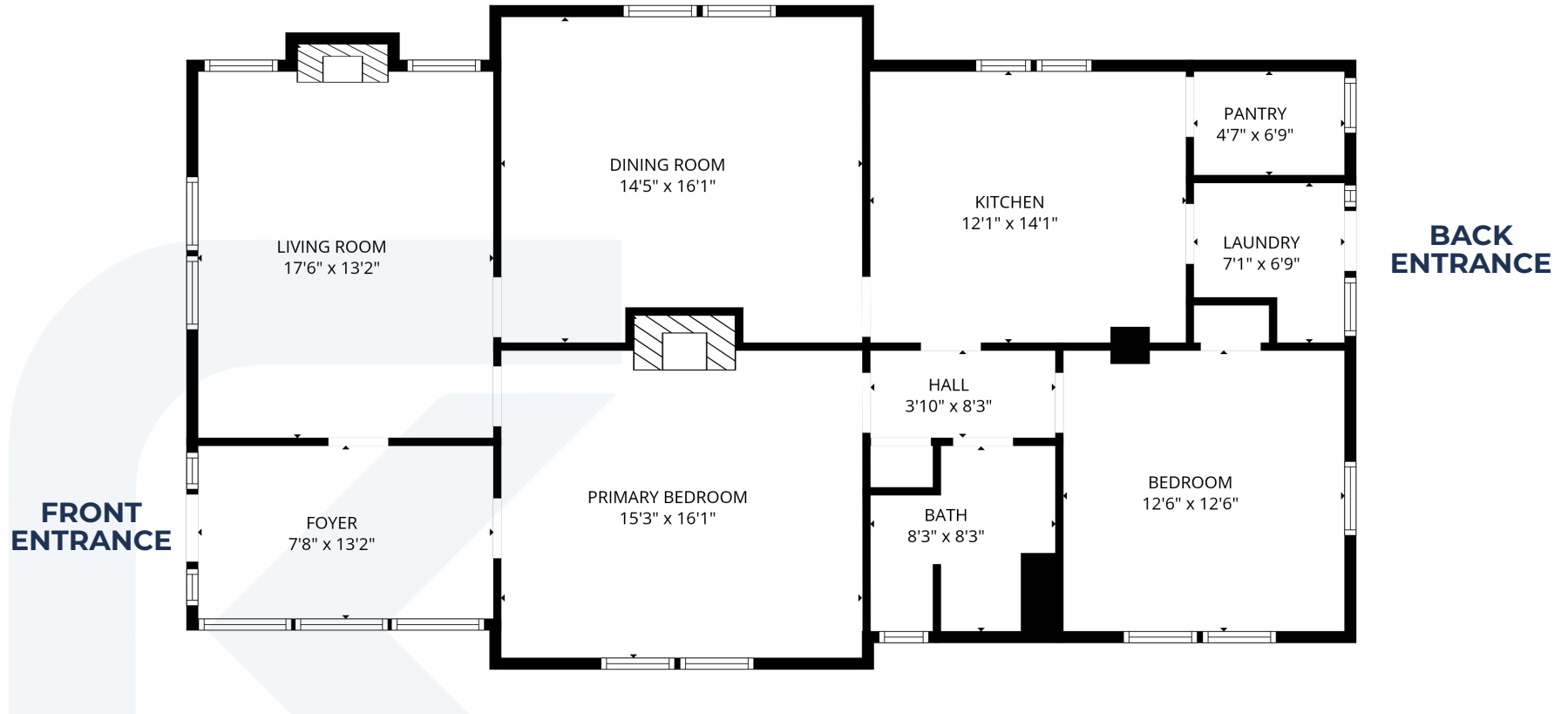
**Scan for Video**







**FLOOR PLAN**




**PROPERTY DETAILS**

<b>Address</b>	133 Academy Street Fort Mill, SC
<b>Zoning</b>	Local Commercial (LC)
<b>Square Footage</b>	1,274SF
<b>Sale Price</b>	\$515,000
<b>Built/Renovated</b>	1930/2023
<b>Lot Size</b>	0.18 AC



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