

Rinehart Commercial



1339 Ebenezer Road, Rock Hill SC 29732



1041 Steele St | Fort Mill, SC



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Excellent development opportunity in Fort Mill. This approximately 7.71-acre parcel with a Planned Neighborhood Development (PND) zoning offers potential for multifamily residential development. The property is conveniently located near the Anne Springs Close Greenway, providing access to nearby recreation, trails, and outdoor amenities while remaining close to Fort Mill's growing residential and commercial areas and easy access to I-77.



With its size, location, and development potential, 1041 Steele Street presents an attractive opportunity for a developer or investor seeking land in the desirable Fort Mill market. Buyer to verify zoning, permitted uses, density, utilities, and development requirements.

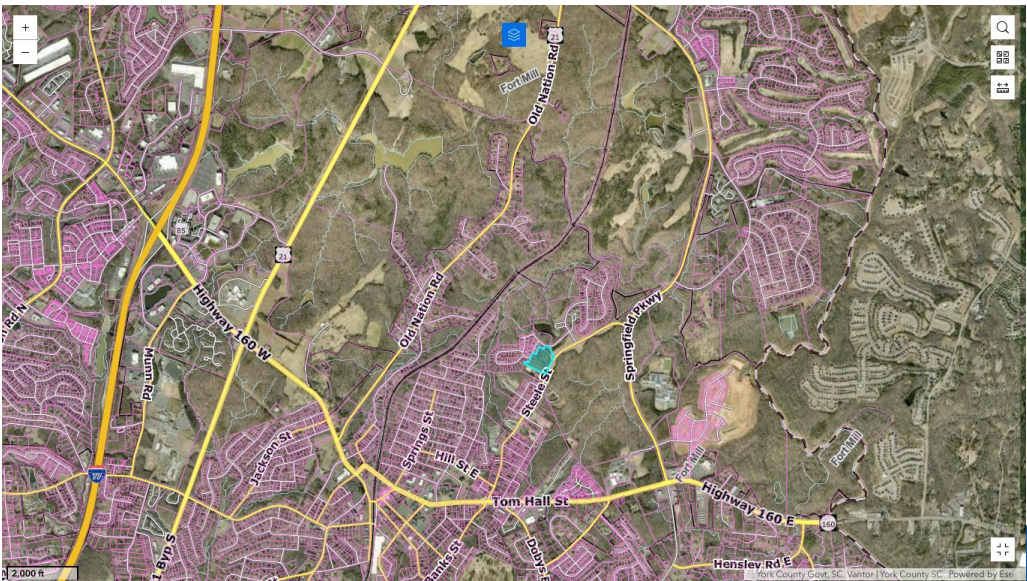
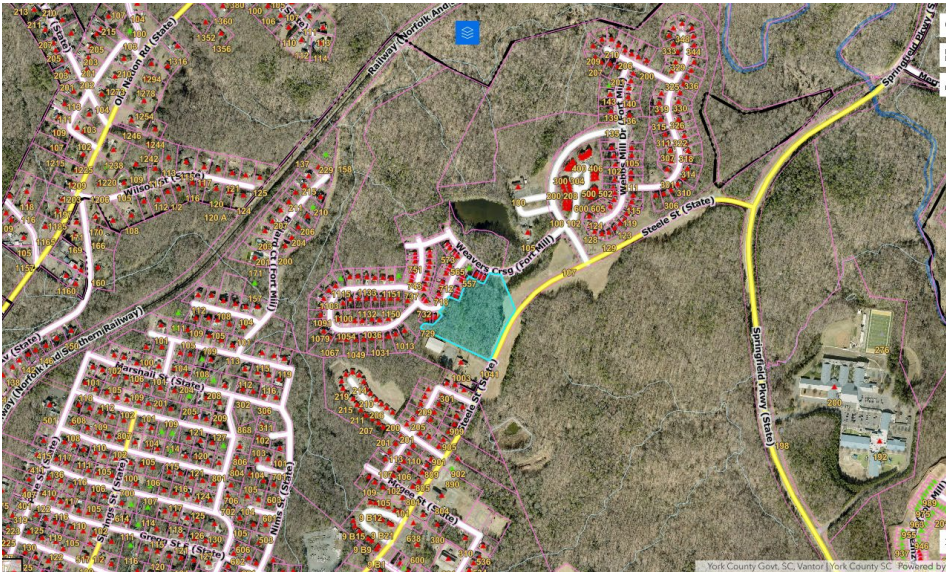
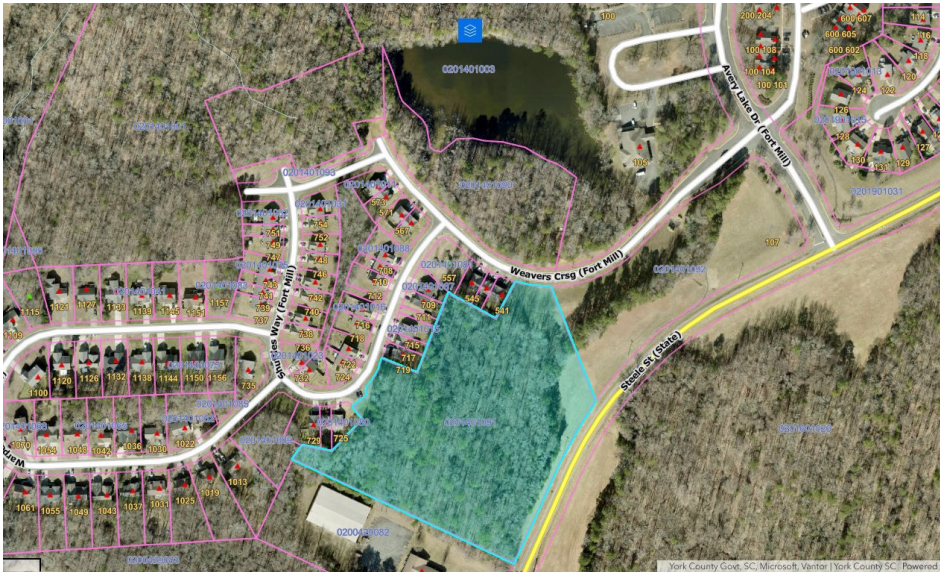
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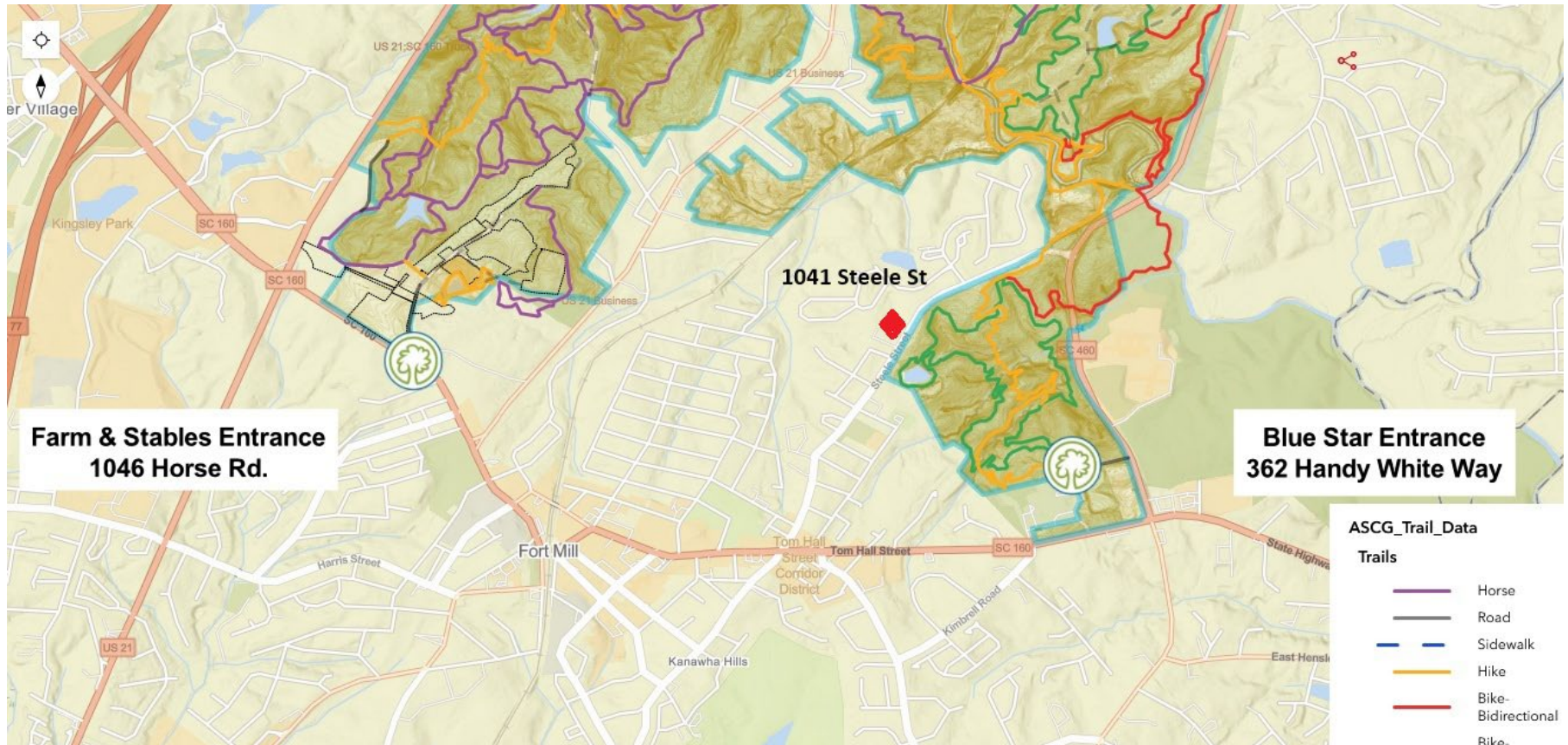
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7.71 ACRES | Multifamily Development Site PND (Planned Neighborhood Development in City of Fort Mill)



Across the street from Anne Springs Close Greenway





FORT MILL, SC



Overview & Location | Located in northern York County, South Carolina, Fort Mill is a thriving, rapidly growing suburb situated just south of the North Carolina border and approximately 18 miles from downtown Charlotte. Established in 1873, the town derives its name from a colonial-era British fort and a grist mill on nearby Steele Creek. Over the past two decades, Fort Mill has transformed from a quiet textile manufacturing community into one of the fastest-growing towns in the region, combining modern suburban development with rich historical roots.

Economy & Community | While historically built on textile manufacturing through Springs Industries, Fort Mill's modern economy is highly diversified. It serves as a regional corporate hub housing offices and corporate headquarters for major employers, including LPL Financial, Continental Tire, Domtar, Daimler, and Lash Group. The town is widely known for its top-rated public school system (Fort Mill School District), vibrant master-planned communities like Baxter Village, and a charming, historic downtown district along Main Street.

Culture, Attractions & Recreation | Fort Mill offers a robust mix of natural preservation, unique local business, and regional entertainment:

- **Anne Springs Close Greenway:** A 2,100-acre natural preserve offering 36 miles of trails for hiking, biking, horseback riding, and kayaking.
- **Historic Downtown:** Features local dining, craft breweries (like Amor Artis), boutique shopping, and the famous PuckerButt Pepper Company (creators of the world-record Carolina Reaper pepper).
- **Events & Local Parks:** Home to the annual South Carolina Strawberry Festival hosted at Walter Y. Elisha Park, along with historic sites dating back to the Catawba Indian Nation and 18th-century European settlement.



For additional information about the property:



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