



1069 Bayshore Dr, Suites 210A, 211A, 211D

ROCK HILL EXECUTIVE OFFICE SPACE FOR LEASE

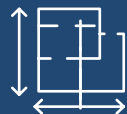
Three 120 SF second-floor private office suites (210A, 211A, 211D) are now available in this well-maintained, two-story professional building. These move-in-ready suites are perfect for small businesses, independent professionals, and remote workers in need of an affordable, dedicated workspace. Tenants benefit from excellent convenience and connectivity—just minutes from I-77, Piedmont Medical Center, local retail, and the Rock Hill–York County Airport. Enjoy a quiet, secure, and professional environment ideal for everyday business operations.

Property Highlights:

- ▶ Three private 120 SF executive suites available (210A, 211A, 211D)
- ▶ Ideal for small businesses, consultants, remote workers
- ▶ Ample surface parking with easy access for clients
- ▶ Minutes from I-77, Piedmont Medical Center, & Rock Hill York County Airport



Rent
\$590/mo



±**120**
SF



Lease Type
**Full
Service**



Zoning
**Business
Development II**

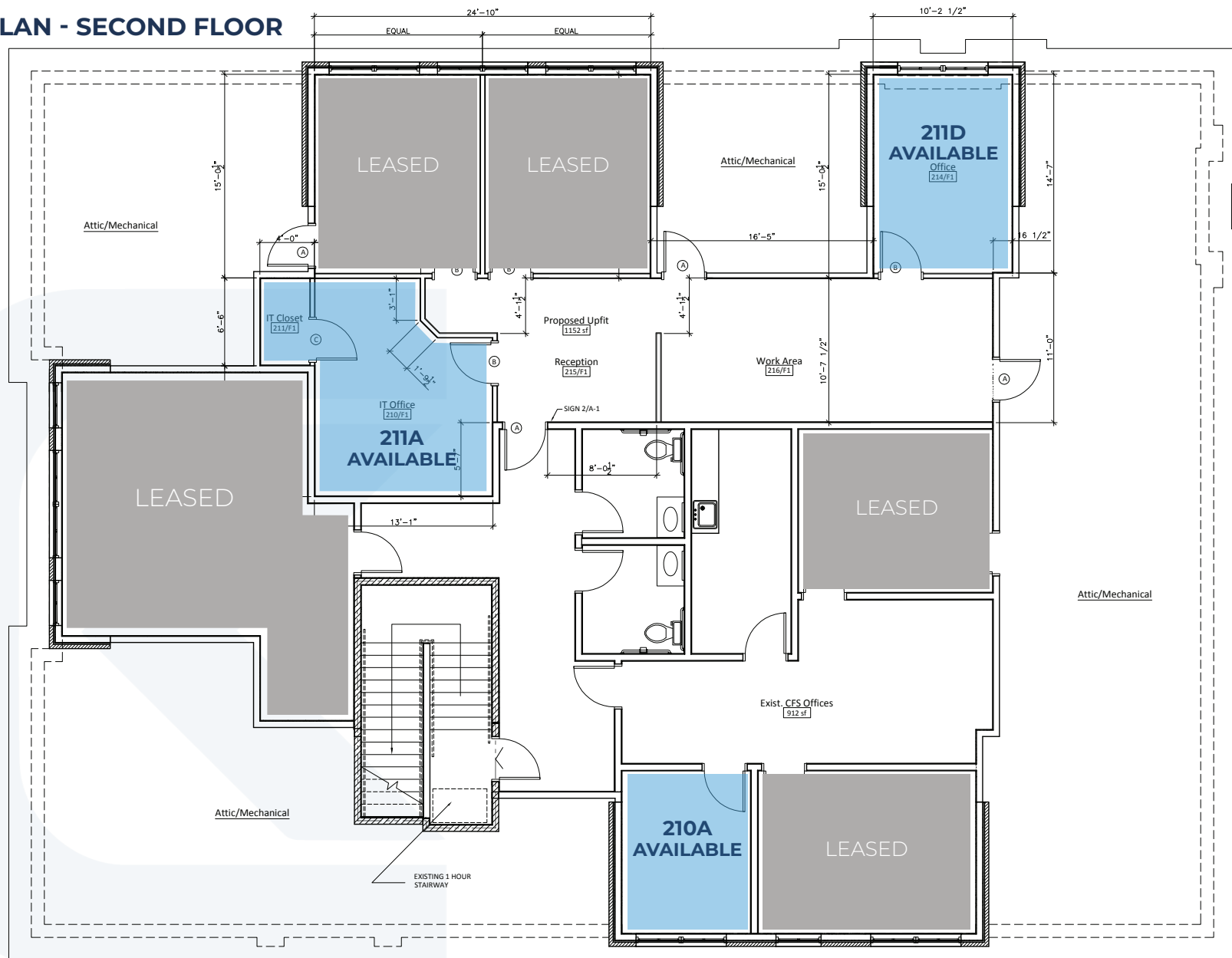




| TRAFFIC STATISTICS | |
|--------------------|--------|
| ROADWAY | AADT |
| India Hook Rd | 21,800 |
| Celanese Rd | 41,800 |
| Ebenezer Rd | 10,400 |

| PROPERTY DEMOGRAPHICS | | | |
|-----------------------|----------|----------|-----------|
| STATISTIC | 1 MILE | 3 MILES | 10 MILES |
| Population | 7,521 | 50,763 | 273,437 |
| Households | 3,060 | 21,219 | 112,987 |
| Avg. Household Income | \$98,192 | \$82,999 | \$108,034 |
| Daytime Employees | 1,773 | 26,025 | 95,747 |

FLOOR PLAN - SECOND FLOOR



**PROPERTY DETAILS**

| | |
|----------------|---|
| Address | 1069 Bayshore Dr STE 210A, 211A, 211D Rock Hill, SC 29715 |
| Zoning | BD-II |
| Rent | \$590/mo |
| Lease Type | Full Service |
| Square Footage | ±120 SF |

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