

FOR LEASE: Stonecrest Professional Office & Medical



1187 STONECREST BLVD., TEGA CAY, SOUTH CAROLINA 29708
YORK COUNTY | CHARLOTTE-FORT MILL SUBMARKET



Strategically located within Stonecrest Professional Park, **1187 Stonecrest Blvd.** presents a rare opportunity to acquire space in one of Tega Cay's most established and desirable professional office environments. Offering maximum flexibility for a variety of users, **the available space is divisible from 1,250 SF up to 7,000 SF**, making it an ideal fit for boutique professional firms, expanding medical practices, or specialized retail. Positioned just off Highway 160 and minutes from Interstate 77, the property benefits from strong regional connectivity to the greater Charlotte MSA while remaining embedded in a high-growth, affluent suburban market.

The property is situated within the Stonecrest Planned Development District (PDD), supporting a range of professional, medical, and select commercial uses. The area's appeal is further amplified by the adjacent "The Grove" development, a premier mixed-use project bringing significant residential density and upscale amenities to the immediate vicinity. This influx of luxury housing and modern infrastructure, combined with surrounding retail and dining, strengthens long-term demand for tenants seeking direct proximity to high-income "rooftops" and essential daily traffic drivers.

PROPERTY DETAILS			
Property Type	Class A Office	Zoning	PDD – Planned Development District
Total Building Area (SF)	15,996	Parking	5.09 spaces per 1,000 SF (surface parking)
Estimated Completion	2026	Usable SF	14,400
Tenancy	Multi-tenant	Market	York County – Charlotte/Fort Mill Submarket

FOR MORE
INFORMATION CONTACT:

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TODD AKERS

(704) 898-1055
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Each Office is Independently
Owned and Operated.



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1 1st Level Floor Plan
Scale: 3/16" = 1'-0"



2 2nd Level Floor Plan
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