

# Retail/Medical/Office Space for Lease



## ► Gold Hill Crossing

885 & 887 Gold Hill Rd, Fort Mill, SC 29708



### Retail/Medical/Office Space Available

- Retail/Medical/Office space available for lease
- One 2,455 SF space left in newly developed retail building
- Adjacent to Venture X Coworking space (18,179 SF) which will offer 250 desks
- Close proximity to I-77, Kingsley Park and Baxter Village
- Nearby retailers and medical users include Publix, Quick Trip, Dunkin Donuts, Atrium Urgent Care, Piedmont Gold Hill Emergency Facility, Anytime Fitness and more
- Access to 800+ residential units planned along Pleasant Rd for 2021-22

### For Lease



### Pricing

Call for pricing

Demographics	1 mile	3 mile	5 mile
2021 Population	6,803	52,728	120,656
2021 Avg. HH Income	\$144,275	\$118,054	\$114,085

### Traffic Counts

Gold Hill Rd	26,500 AADT (2019)
Pleasant Rd	9,400 AADT (2019)

### ► Contact

**Robbie (Branstrom) Adams**  
704.248.2108  
radams@mpvre.com

**Joey Morganthall**  
704.367.5007  
jmorganthall@mpvre.com

# Market Aerial

**Gold Hill Crossing**  
885 & 887 Gold Hill Rd, Fort Mill, SC 29708



This GIS data is deemed reliable but provided "as is" without warranty of any representation of accuracy, timeliness, reliability or completeness. This map document does not represent a legal survey of the land and is for graphical purposes only. Use of this data for any purpose should be of acknowledgment of the limitations of the data, including the fact that the data is dynamic and is in a constant state of maintenance, correction, and update.

# ► Site Aerial

## Gold Hill Crossing

885 & 887 Gold Hill Rd, Fort Mill, SC 29708

Retail and residential development activity within close vicinity to site



This GIS data is deemed reliable but provided "as is" without warranty of any representation of accuracy, timeliness, reliability or completeness. This map document does not represent a legal survey of the land and is for graphical purposes only. Use of this data for any purpose should be of acknowledgment of the limitations of the data, including the fact that the data is dynamic and is in a constant state of maintenance, correction, and update.

# Property Photos

**Gold Hill Crossing**  
885 & 887 Gold Hill Rd, Fort Mill, SC 29708



Gold Hill Road & Pleasant Road Intersection



887 parking lot view



887 Sitting Area



855 Gold Hill Road



887 Dog Park

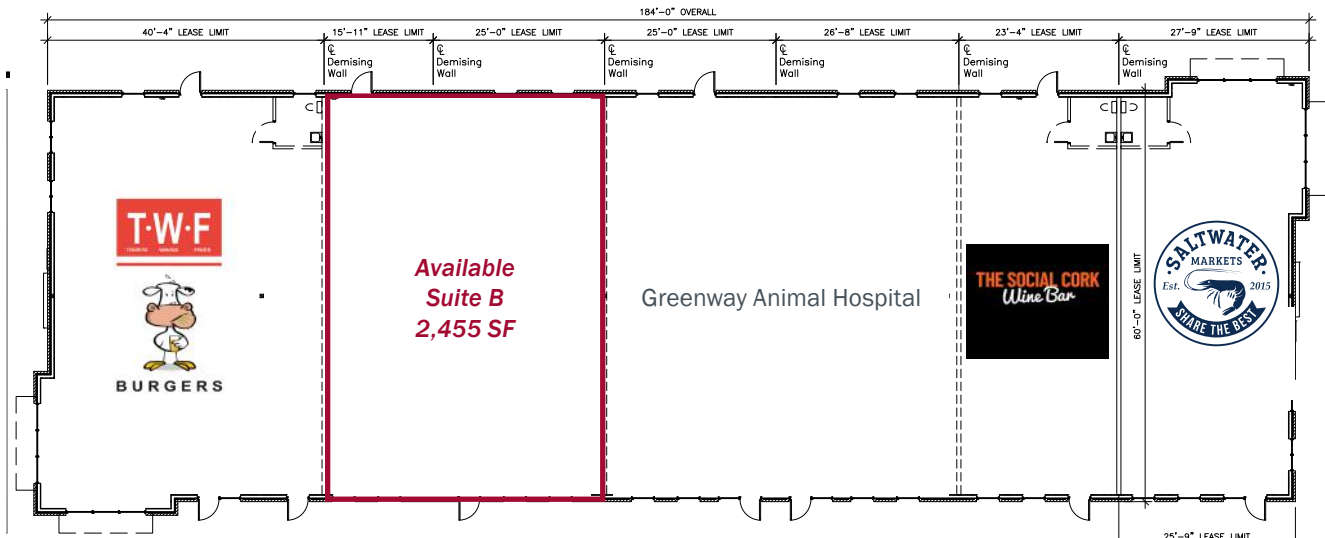


Signage along Gold Hill Road

# ► 887 Leasing Plan

Gold Hill Crossing  
885 & 887 Gold Hill Rd, Fort Mill, SC 29708

887 Gold Hill Road  
10,852 Total Square Feet

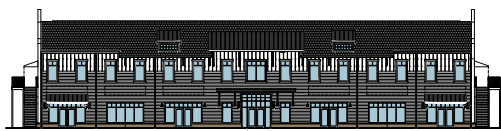


# ► 885 Site Plan

**Gold Hill Crossing**  
885 & 887 Gold Hill Rd, Fort Mill, SC 29708



**885 Gold Hill Road**  
18,179 Total Square Feet

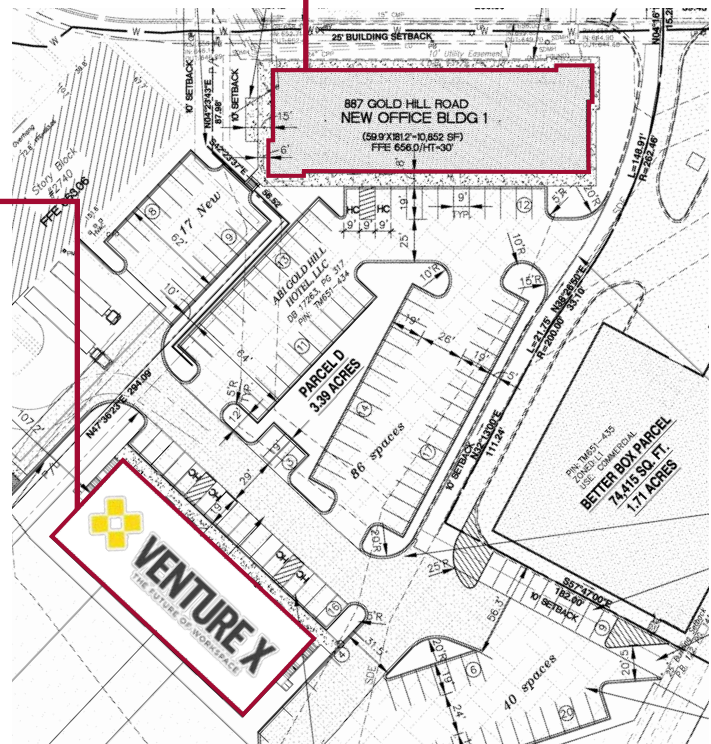


Venture X is a premier provider of membership based, flexible workspaces in the top cities across the globe; providing smart, professional office spaces with a modern design aesthetic and boutique concierge-style services, allowing entrepreneurs and businesses the flexibility to grow in a diverse, engaged community.

Venture X appeals to a wide membership base which includes business professionals, designers, marketers, freelancers, small business owners, remote workers and teams from large corporations.

Venture X Fort Mill will offer more than 250 desks within:

- Attractive, functional workspaces ranging from shared space to private offices
- Meeting room access, fully equipped with the latest technology
- Concierge-level Services (printing, mailing)
- Convenience, with flexible 24/7 access
- Centralized café & reception areas serve as hub of activity to foster collaboration



For complete property listings, visit [www.mpvre.com](http://www.mpvre.com).



2400 South Boulevard, Suite 300 Charlotte, NC 28203 [mpvre.com](http://mpvre.com)