



# FORT MILL PROFESSIONAL PARK - SUITE 220

1698 HWY 160 W, SUITE 220  
FORT MILL, SC 29708

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# Property Summary



## OFFERING SUMMARY

Sale Price:	\$700,000
Avg. 5 Year NOI:	\$51,289 [Based on current CAM]
2018 Taxes:	\$21,310
Condo Association Dues:	\$7,911
Building Size:	5,119
Zoning:	BD-III
Market:	Charlotte
Submarket:	Fort Mill
Price / SF:	\$136.75

## PROPERTY OVERVIEW

Subject is a multi-tenant, 2 story building with 10 office condo's. The condo is a fully upfitted medical office with 9 exam rooms, 4 offices, 3 restrooms, large filing area, lab, nurses station, storage area, medical records racks and break room.

## PROPERTY HIGHLIGHTS

- +/- 5,119 RSF Medical Office Condominium
- 3 year lease to Carolina Urology Partners started 8/1/17
- 9 Exam Rooms, 4 Offices, 3 Restrooms, Break Room
- Located On Hwy 160, Less Than 1/2 Mile From I-77
- Fully renovated Fall 2017

# Additional Photos



Lobby



Reception



Lab



Nurse Station

# Additional Photos



Procedure Room



Exam Room

# Location Maps



# Floor Plans

