



±1,000 SF Retail Space

1149 Stonecrest Boulevard, Suite 106, Tega Cay, South Carolina 29708

FOR LEASE

\$33/SF NNN



PRIME RETAIL LOCATION



The Shoppes at Stonecrest

- ±1,000 SF Retail Space For Lease in Tega Cay, South Carolina - Former Collective Chiropractic
- Located off Interstate 77, Exit 85 and US Highway 160 within The Shoppes at Stonecrest, a Retail Component of Stonecrest Village.
- Excellent Visibility and Strong Residential Support in a Walkable, Amenity-Rich Environment.
- Stonecrest Village is a ±160-Acre, Rapidly Growing Mixed-Use Development Surrounded by Approximately 1,500 Homes.
- Located Near Tenants Including Walmart Supercenter, Circle K, Taco Bell, Hoof & Barrel, Discount Tire, First Horizon Bank, Wellmore of Tega Cay, The Learning Experience, and Baxter Veterinary Clinic.



Miles Curley

Senior Commercial Agent

Direct: 803-366-1014 | Miles@tuttleco.com

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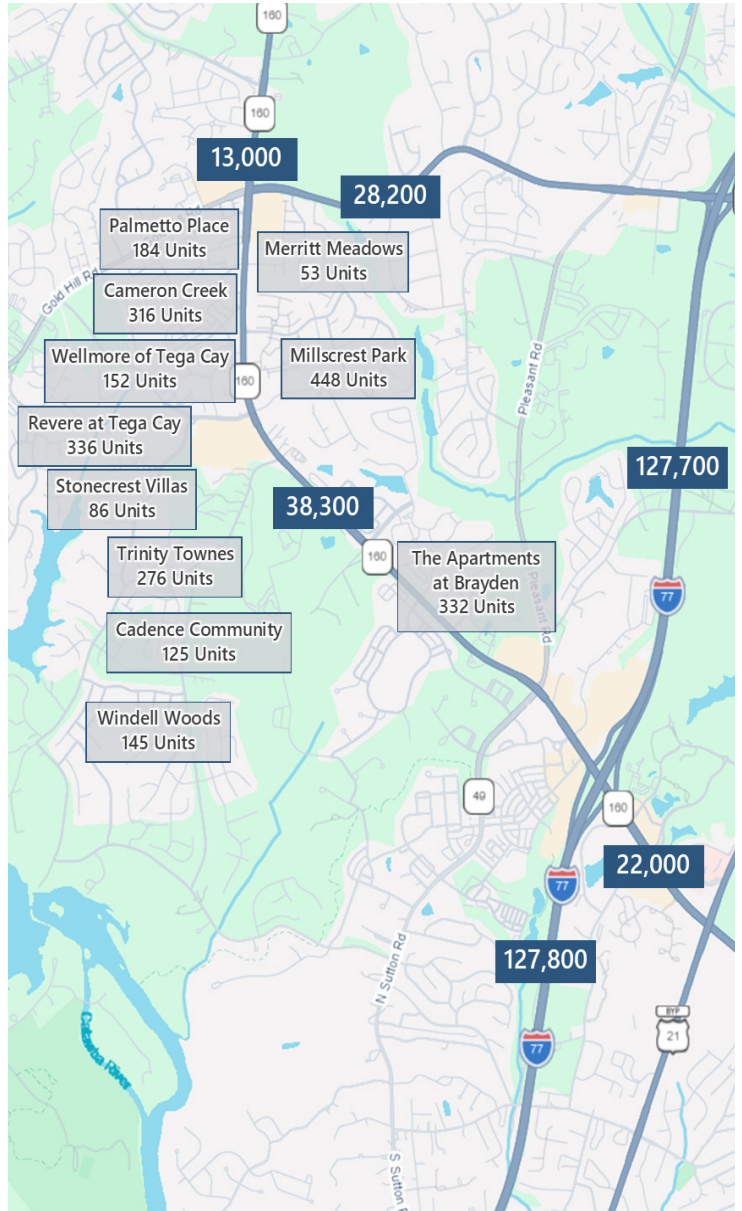
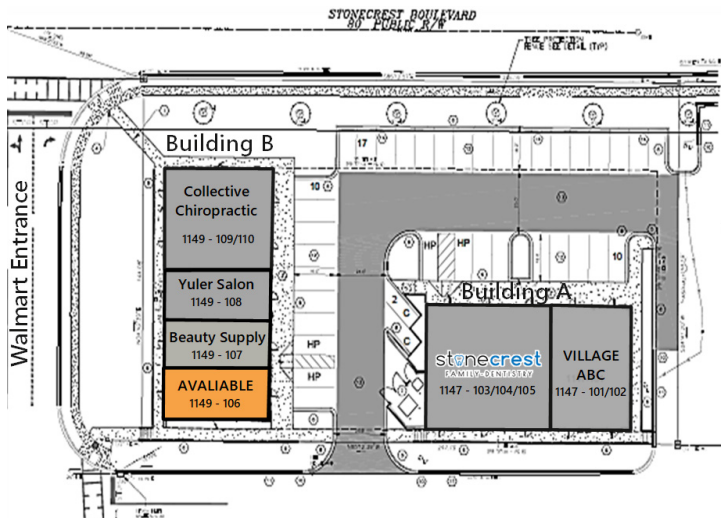
PROPERTY OVERVIEW

Charlotte MSA Access

±25 Minutes

Interstate Access

I-77 via Highway 160



Market Snapshot | 5-Mile Radius

2025 Population	±124,962
Projected Population Growth (2025 - 2030)	±1.4%
Median Household Income	±\$110,339
Average Household Income	±\$135,822
Total Households	±47,463



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INTERIOR PHOTOS



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LOCATION AERIAL



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