



COMMERCIAL DEVELOPMENT SITE

Myrtle Beach, SC

Address:	8 th Avenue North
Legal Description:	PIN # 44304020032, Lot 1, Block 54Y, Hotel Section
Governing Authority:	City of Myrtle Beach
Zoning:	Mixed Use – Medium (MU-M)
Permitted Uses:	Retail, Professional Office, Business Services, Multi Family
Utilities:	Water, Sewer, Electric, Cable
Land Area:	+/- (.30) Acres Frontage: +/-140 ff Depth: +/-192 ft (average)
Setback Requirements:	Front: 0 ft, Side: 0 ft, Rear: 0 ft
Description:	Inline Neighborhood Commercial Development Site on 8 th Ave North. High traffic location, great visibility. Ease of access and egress via 8 th Ave N, Alder Street & US Hwy 501. Mixed Use zoning permits various business types. Situated in the heart of Myrtle Beach.
Supplemental Data :	Aerial Map, Location Map, Zoning Guidelines, Demographics
Sales Price:	\$55,000.00
Contact:	Ken Marlowe, CCIM krmarlowe@hbsprings.com 843.902.3325

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, change or price, rental or other conditions, prior sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed or assumed by either the broker or owner. All measurements are approximate.