

FOR LEASE



RIVER OAKS PLAZA

4112 River Oaks Drive • Myrtle Beach, SC

NEW CONSTRUCTION - RETAIL COMPLEX





BUILDING AREA

8,740 SF Total Building Area

- Individual Tenant Space from 1,397 SF
- Expandable Floor Plans
- Restrooms
- 33 Common Parking Spaces
- Heightened Architectural Building Components
- Vanilla Box. HVAC allowance. Restrooms.
- Delivery schedule: 2026

HIGHLIGHTS

8,740 SF Retail Building

The Myrtle Beach areas highest density bedroom community, this plaza is well positioned within Carolina

Forest near Carolina Forest Boulevard & International Drive. Adjacent to Conway National Bank

Carolina Forest is a 16.8 square mile self sustaining residential and commercial community with an estimated population of 28,960 residents representing a 23.62% since the US Census of 2020. Household income, \$70,647.

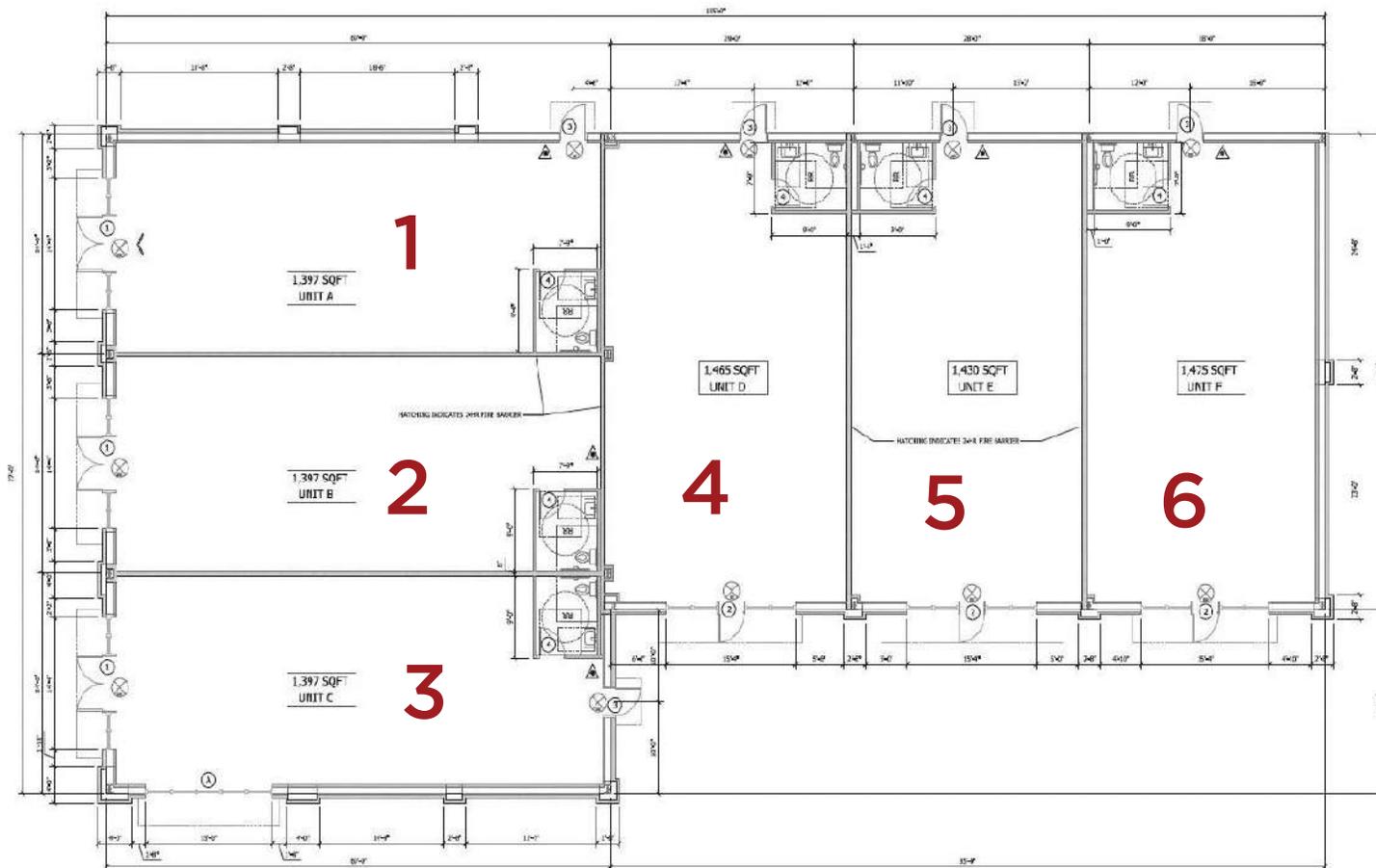
Fixed Lease Rates + \$4.50 CAM, TI Budget



For more information, please contact:

T. Van Davenport • 843.222.8153 • tvandavenport@hbsprings.com





AVAILABLE

Fixed Lease Rates

Unit 1: 1,397 SF
\$3,751/Month

Unit 2: 1,397 SF
\$3,751/Month

Unit 3: 1,397 SF
\$4,326/Month

Unit 4: 1,465 SF
\$3,424/Month

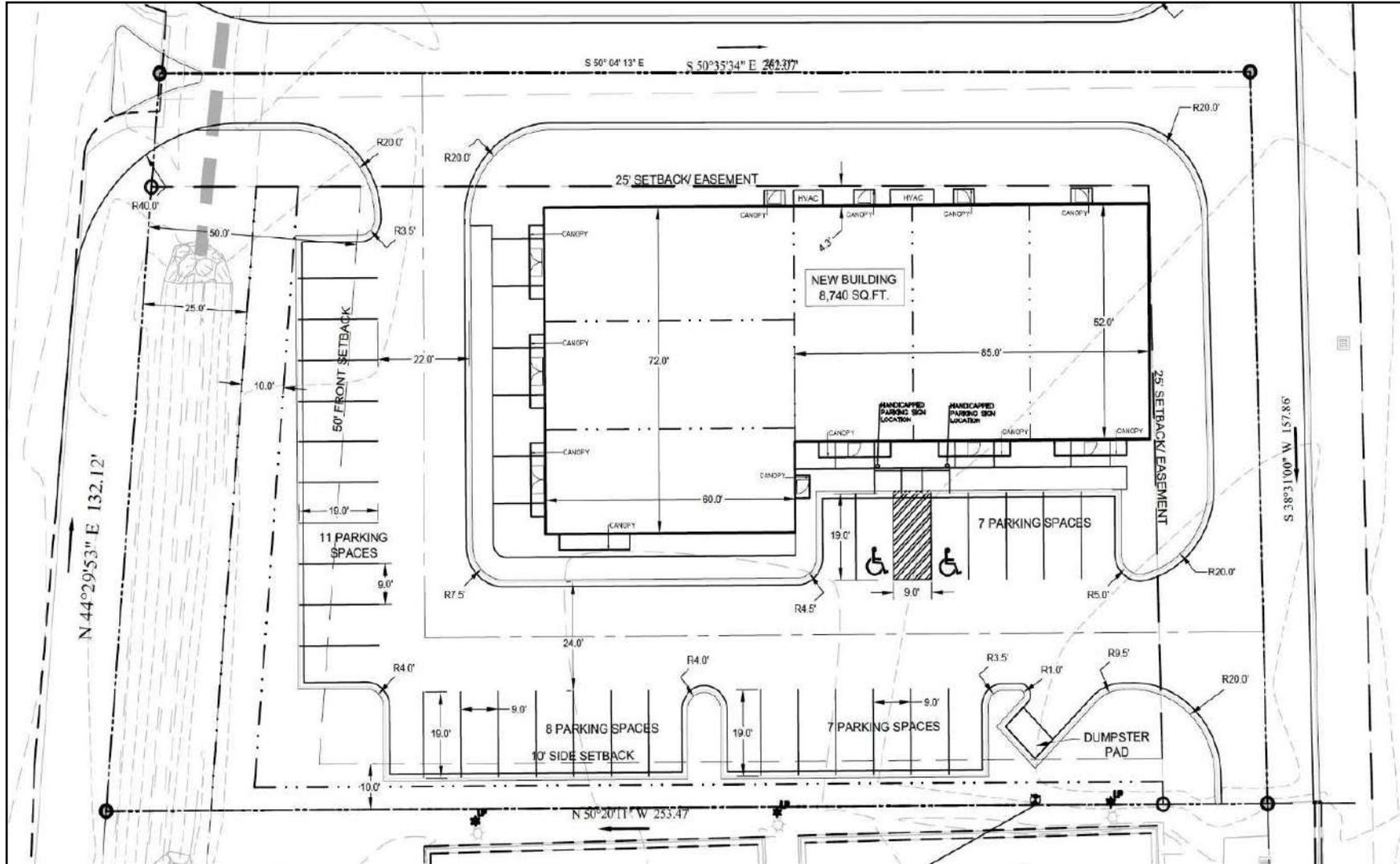
Unit 5: 1,430 SF
\$3,338/Month

Unit 6: 1,475 SF
\$3,456/Month

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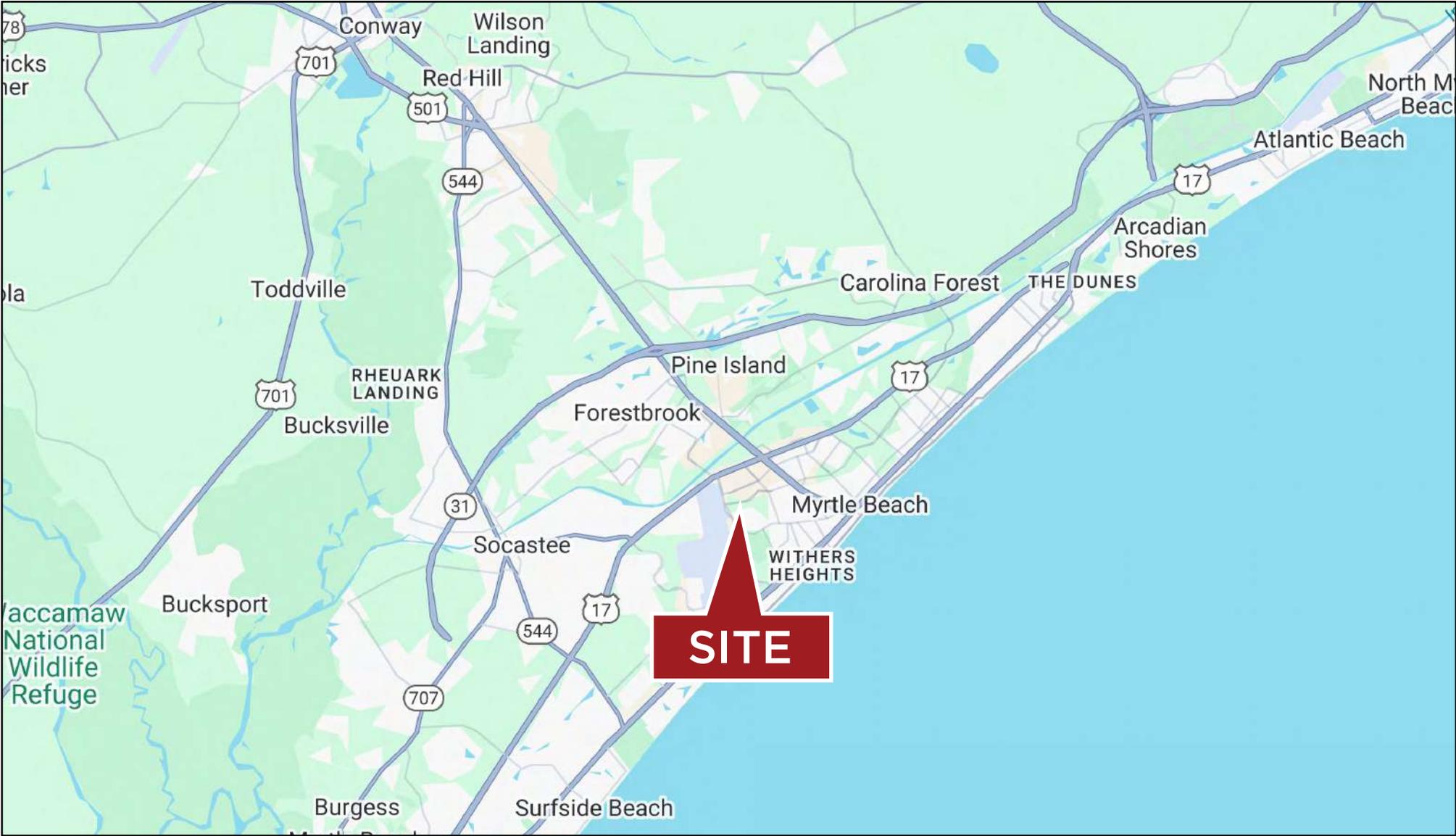




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