

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

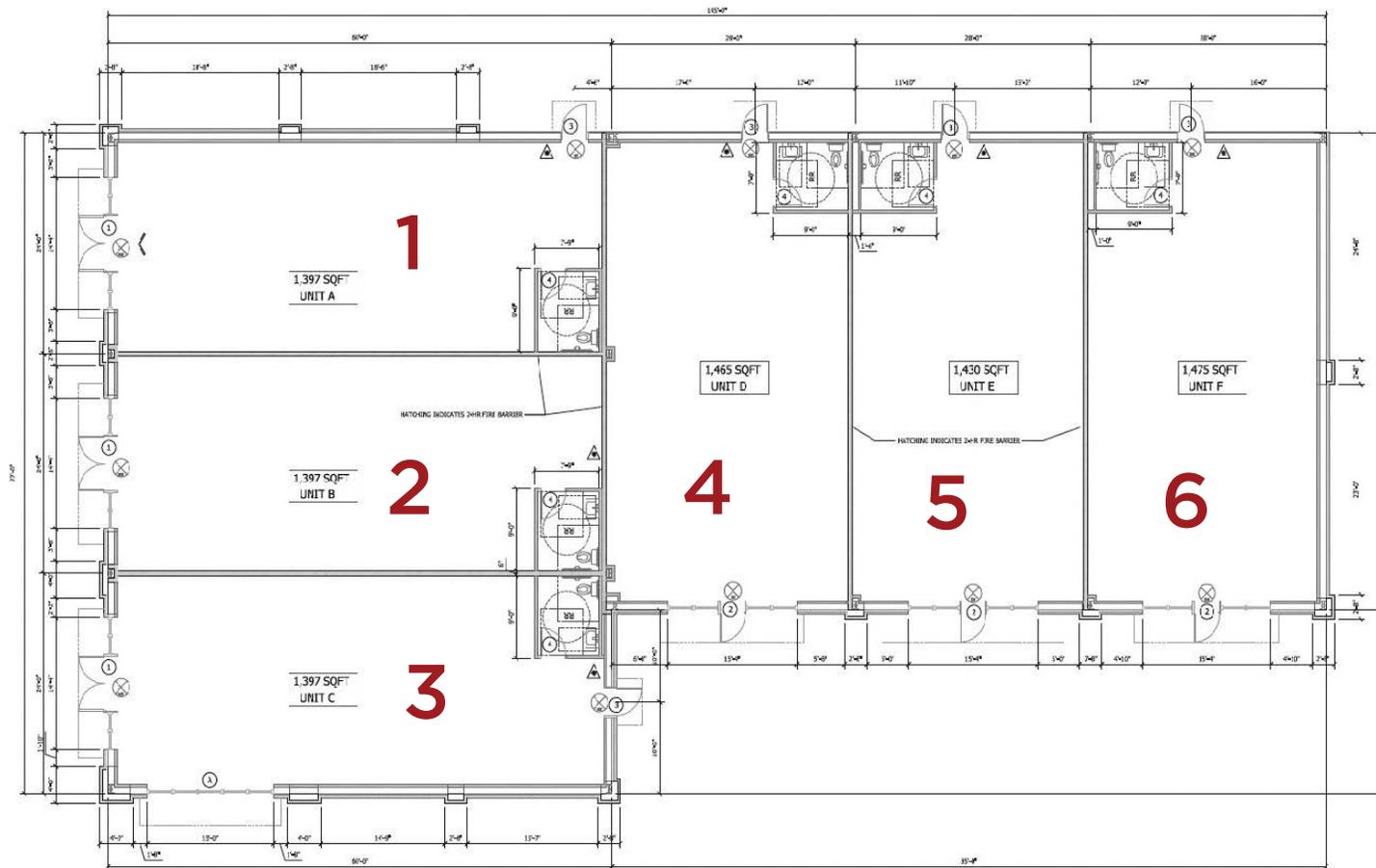


For more information, please contact:

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

Gabriella Savino • 854.237.4117 • marketing@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

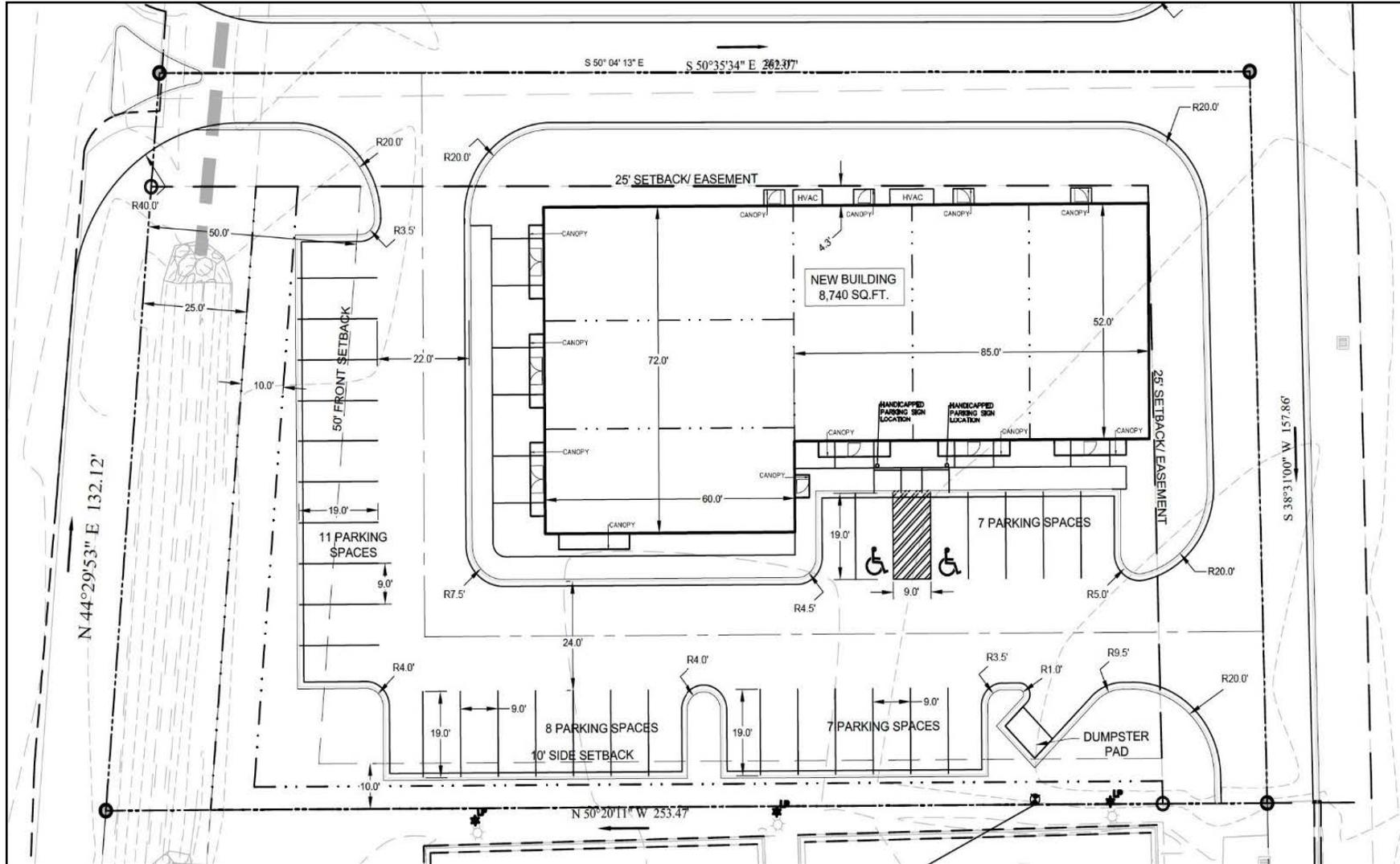
Unit 6: 1,475 SF
\$3,456/Month

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RIVER OAKS PLAZA | MYRTLE BEACH, SC

FOR LEASE

SITE

International Dr

31

17

BUS 17

River Oaks Golf Club

Myrtlewood Golf Club

Pine Lakes Country Club

Grand Strand Medical Center

Broadway at The Beach

Businesses and Services:

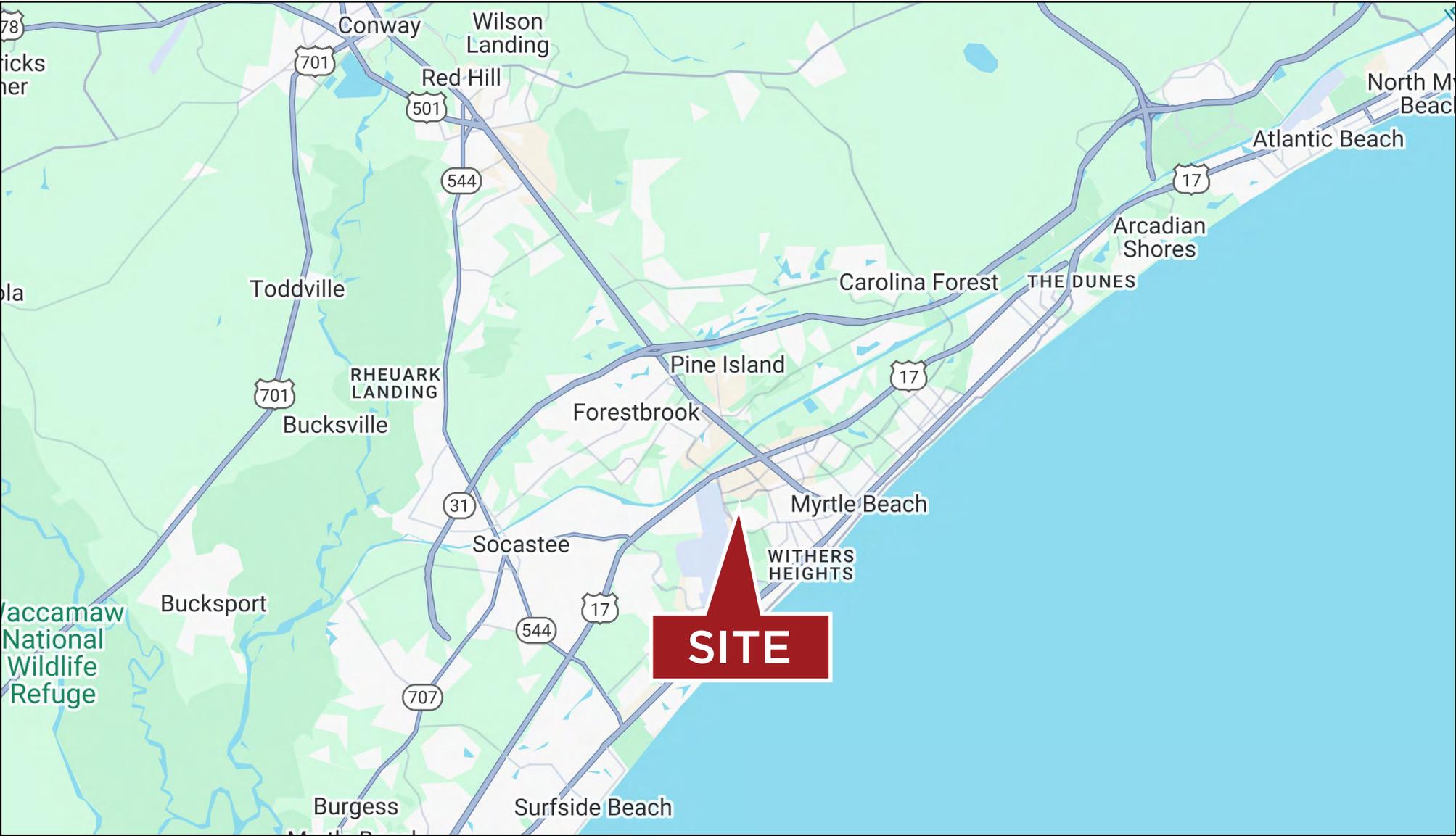
- CVS pharmacy, Publix, SUBWAY, CHASE
- TAVERN IN THE FOREST, TACO BELL, SOL & LUNA, Wendy's, SLIM CHICKENS
- EGGS UP GRILL, First Citizens Bank, FOOD LION, McDonald's, Lowe's, FOLLETT'S
- COOK-OUT, SNEAKY SAG, DUNKIN' DONUTS, PETERS GRILL & BAR
- Publix, Mimosas, STARBUCKS COFFEE
- THE FRESH MARKET, FOOD LION, LIBERTY TAP ROOM & GRILL, Pizza Hut
- hook & barrel, Hampton Inn, McDonald's
- Gios ITALIAN KITCHEN, CHASE, Oldemark
- Walmart Neighborhood Market, Chilis, HOOTERS
- Walgreens, it's fashion
- DOLLAR TREE, CAROLINA ROADHOUSE, HAMBURGERS HOT HOODS, EARTH CAFE
- TARGET, Sam's CLUB, Lowe's, O'Reilly, WORLD MARKET, COST PLUS, ROSS, SONIC, WAFFLE HOUSE, Chick-fil-A, T.J. MAXX, OfficeMax, DOLLAR TREE, Planet Fitness, LAQUINTA INN & SUITES, COURTYARD Marriott, COMFORT SUITES

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