

RIVER OAKS PLAZA

4112 River Oaks Drive • Myrtle Beach, SC

NEW CONSTRUCTION - RETAIL COMPLEX

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RIVER OAKS PLAZA | MYRTLE BEACH, SC

FOR **LEASE**



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



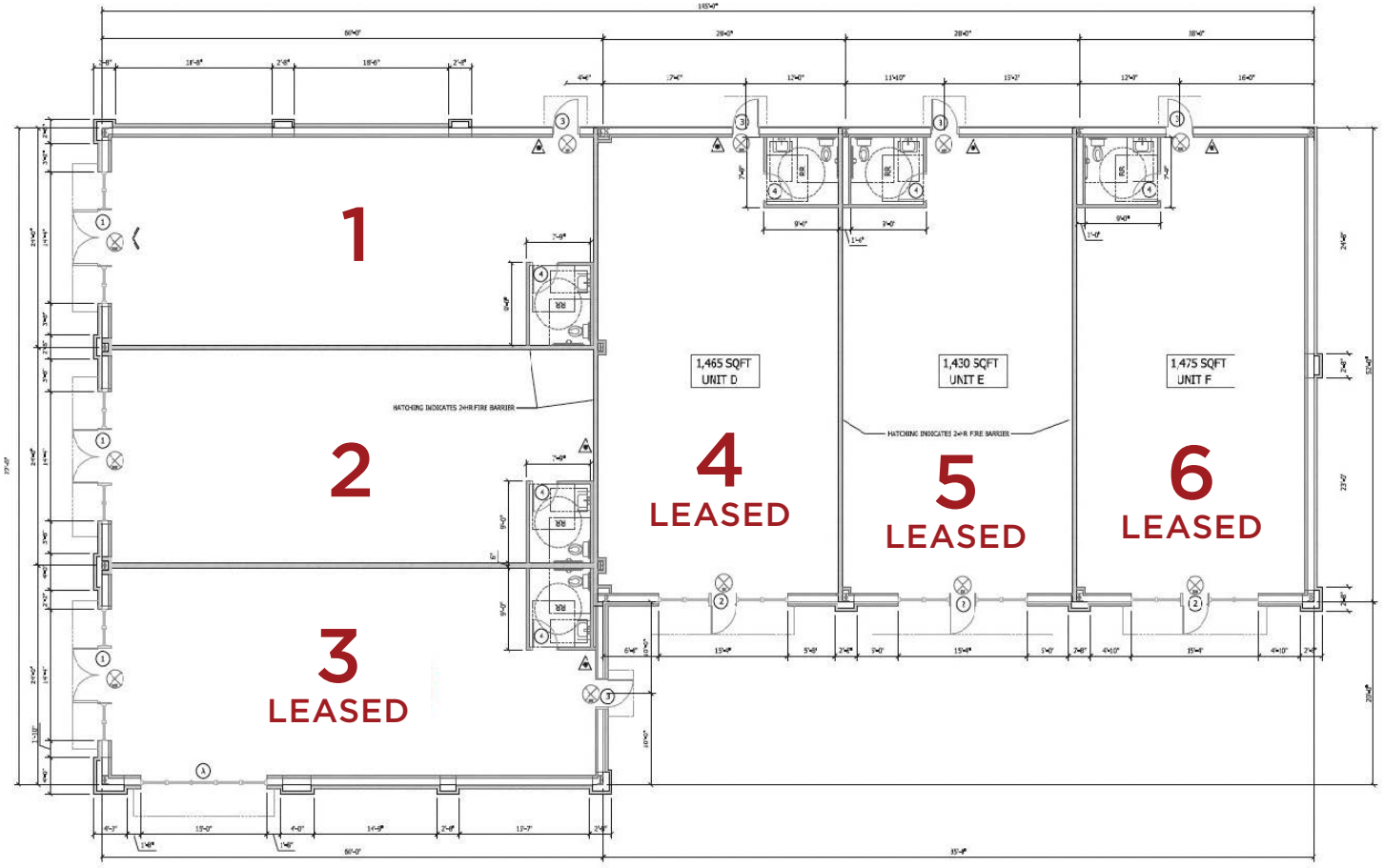
For more information, please contact:

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

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AVAILABLE

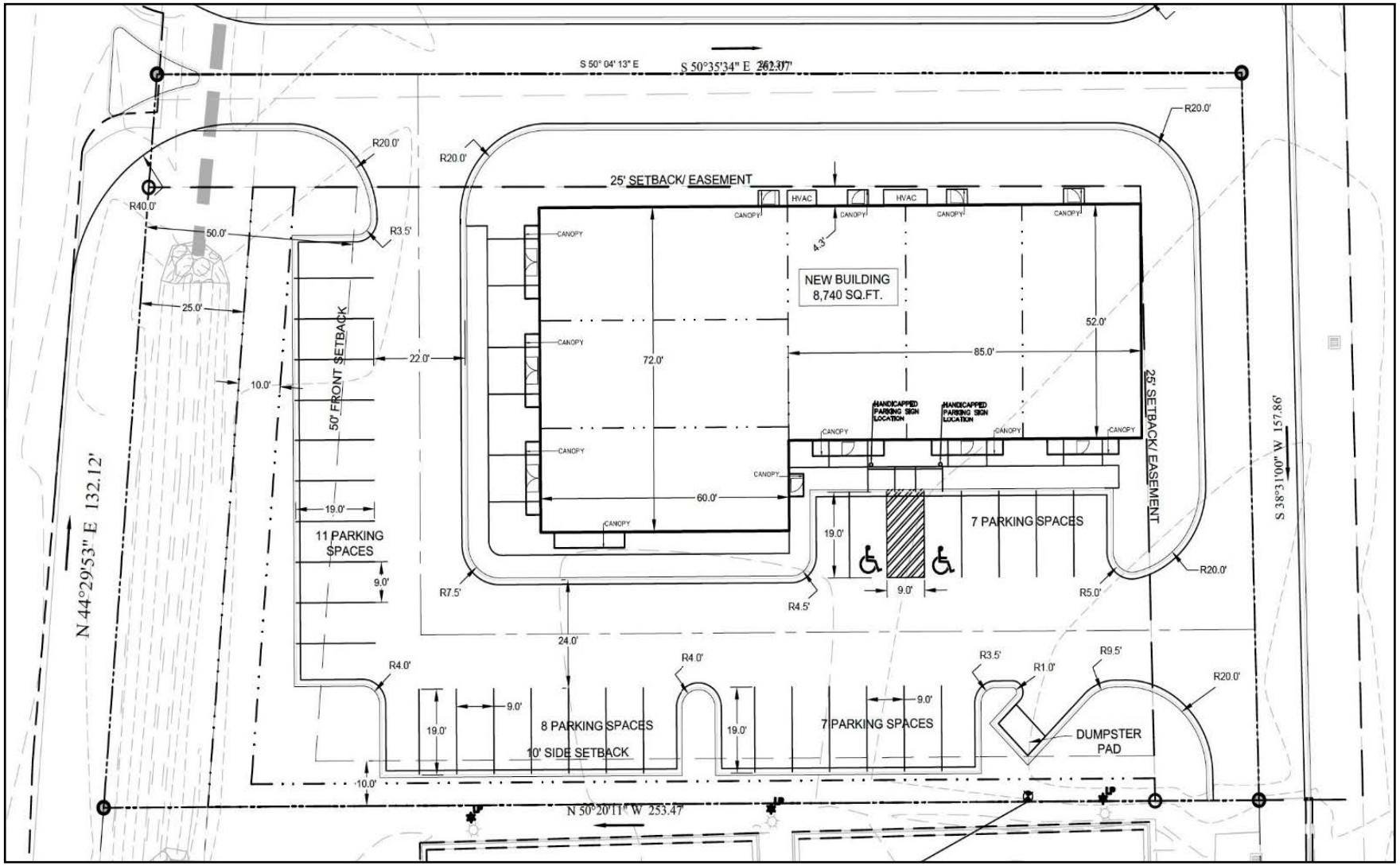
Fixed Lease Rates

Unit 1:	1,397 SF $3,751/Month
Unit 2:	1,397 SF $3,751/Month
Unit 3:	1,397 SF LEASED
Unit 4:	1,465 SF LEASED
Unit 5:	1,430 SF LEASED
Unit 6:	1,475 SF LEASED

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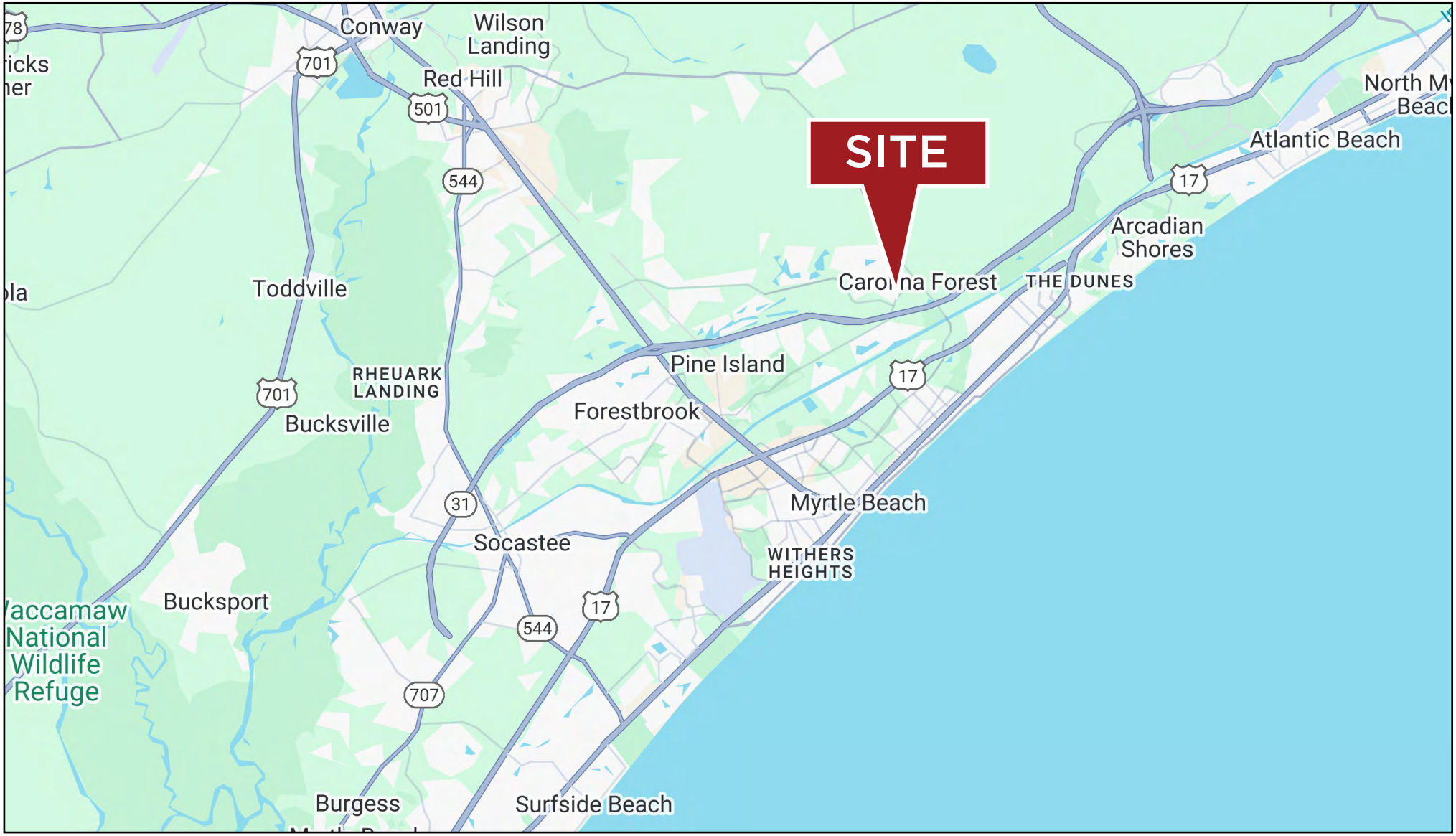
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