

FOR LEASE KINGS FESTIVAL SHOPPING CENTER

1311 - 1527 N KINGS HIGHWAY | MYRTLE BEACH | SC 29577

VIEW SOUTHEAST

Atlantic Ocean

Myrtle Beach Int'l Airport

Whispering Pines Golf Course

Futrell Park

Pavillion Park

Pyler Park

PAD SITE FOR LEASE

GATOR KINGS FESTIVAL
INVESTMENTS
COMING SOON

 **DOLLAR TREE**

 **FOOD LION**

± 29,000 SF AVAILABLE

PROPERTY HIGHLIGHTS

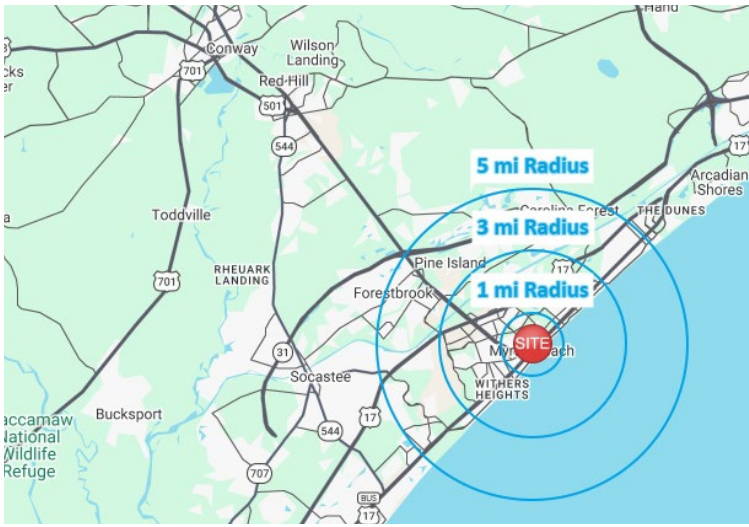
- Prime Myrtle Beach Location – Centrally located along N Kings Highway (US-17), the area's primary retail and tourism corridor
- Redevelopment Underway – ±29,000 SF anchor opportunity with additional shop space available (1,200 SF+)
- New Anchors Driving Traffic – Food Lion & Dollar Tree coming soon, enhancing daily-needs draw
- Strong Traffic Counts – ±26,000 AADT along Kings Highway
- Tourism + Local Demand – Located minutes from the beach, surrounded by hotels, residential density, and year-round population
- Excellent Visibility & Access – Direct frontage on Kings Highway with strong signage opportunities and easy ingress/egress
- Large Center Scale – ±135,765 SF GLA with ample parking supporting high-volume users
- Pad Site Available for Future Our Parcel - Ground lease

LEASING INFO: 877.459.9605

Leasing@GatorInvestments.com

www.GatorInvestments.com

7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016



KINGS FESTIVAL SHOPPING CENTER

1311 - 1527 N KINGS HIGHWAY | MYRTLE BEACH | SC 29577

DEMOGRAPHICS

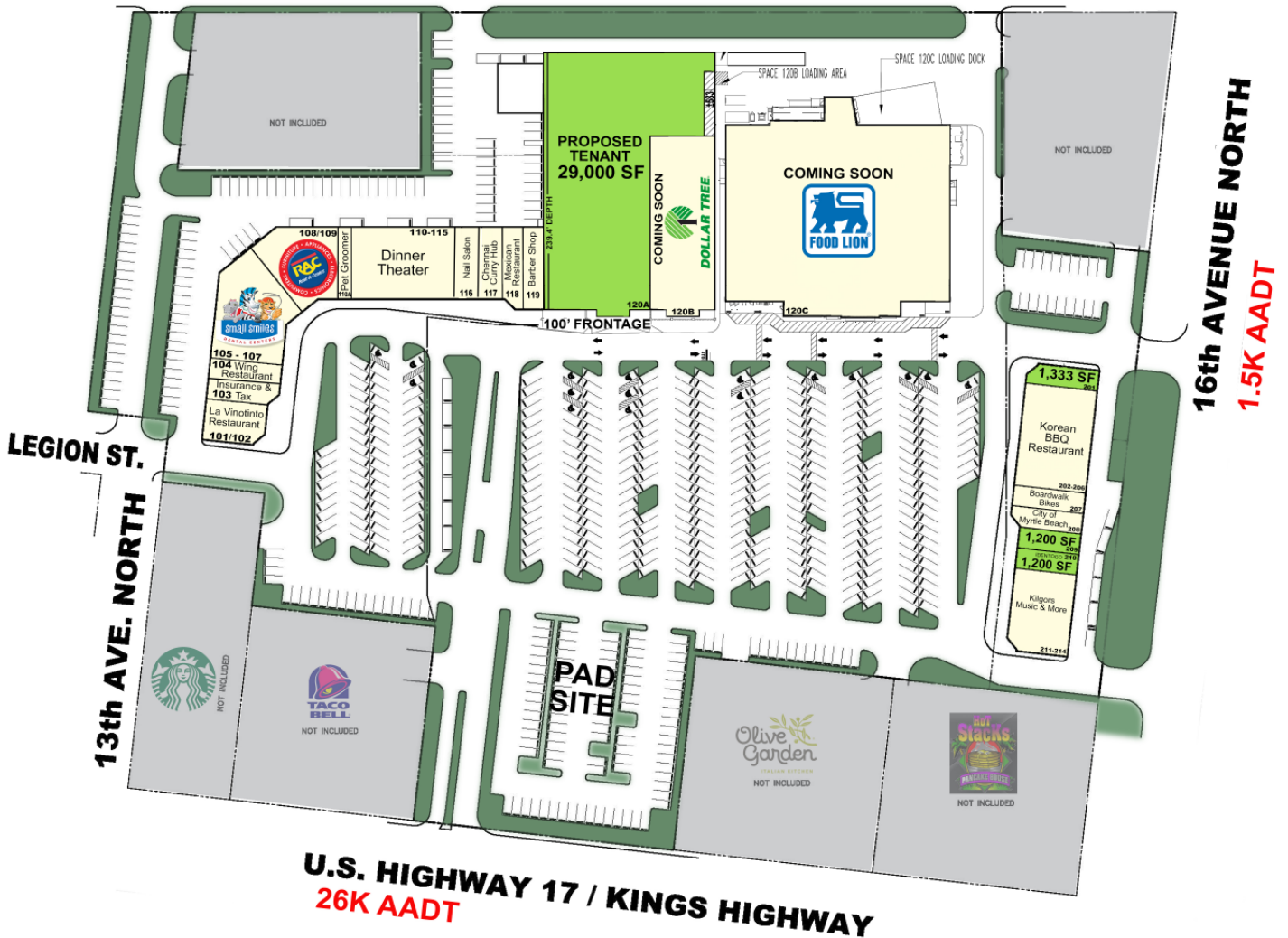
2025 Estimates

TRADE AREA	1 MILE	3 MILE	5 MILE
	5,621	27,712	79,684
	\$53,643	\$69,798	\$90,735
AGE	37	42	44

AVAILABLE

1,200 SF -29,000 SF
PAD SITE

OAK STREET



LEASING INFO: 877.459.9605

Leasing@GatorInvestments.com

www.GatorInvestments.com

7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016

The information contained here is subject to errors, omissions and changes without notice. This is being provided without warranty of any kind, either expressed or implied and does not constitute an offer to sell or lease.
James A. Goldsmith, Lic. Real Estate Broker