

LAND FOR SALE



# 3.06 AC HIGHWAY 17 BYPASS

MURRELLS INLET, SC 29576



NAI THE LITCHFIELD COMPANY-  
10554 Ocean Highway  
Pawleys Island, SC 29585

WWW.NAITLC.COM

PRESENTED BY:

**ABERNETHY  
& JONES**  
COMMERCIAL GROUP

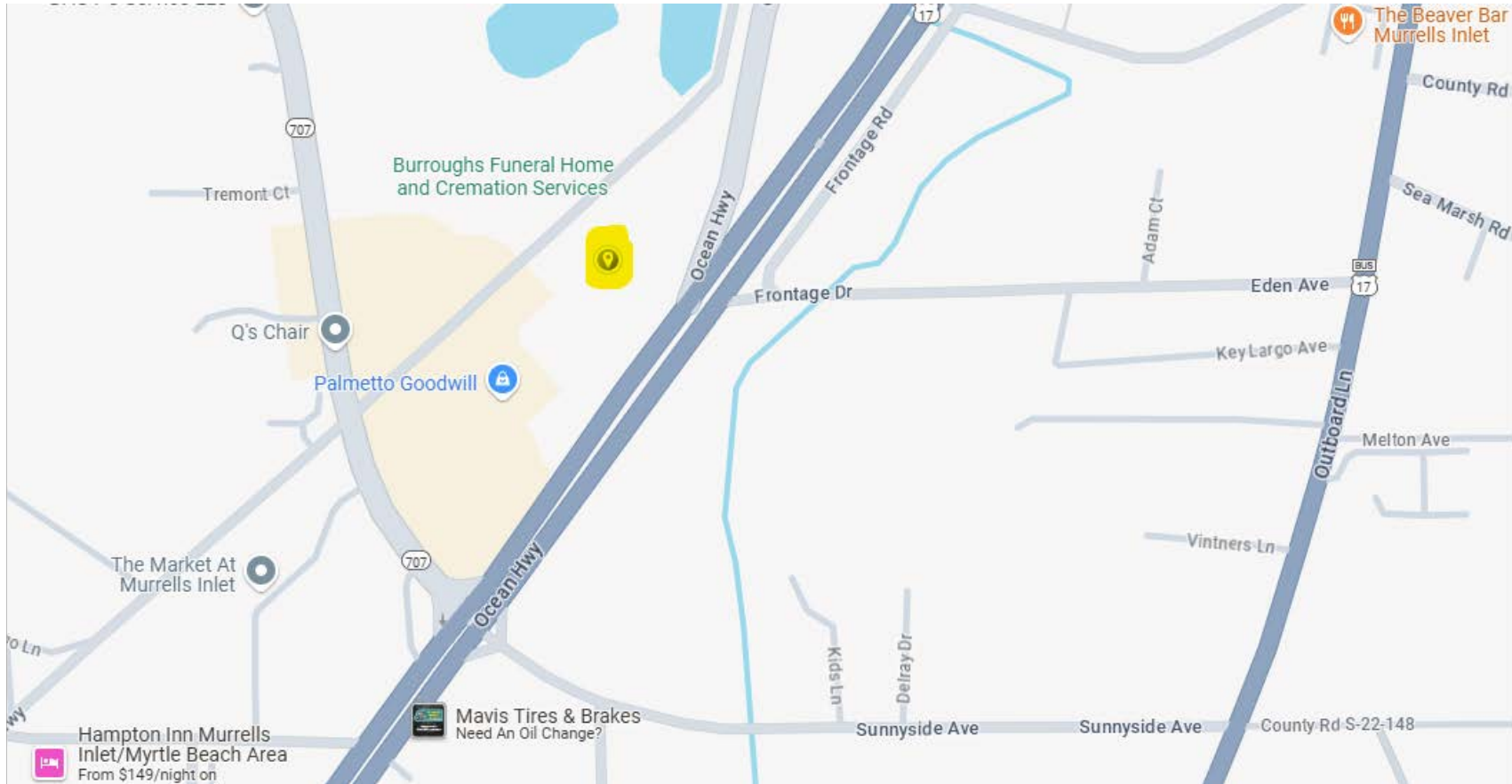
CHIP ABERNETHY  
843-241-2654  
chip@abernethyandjones.com

MAX JONES  
843-251-4053  
max@abernethyandjones.com

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# PROPERTY SUMMARY

MURRELLS INLET, SC 29576



## Property Summary

APN:	41-0104-042-00-00
County:	Georgetown
Frontage:	Approx 528 Feet
Lot Size:	3.06 Acres
Price:	\$1,900,000

## Property Overview

3.06 acres located on Hwy 17 bypass and Old Kings Road in Murrells Inlet, SC. This property has the best visibility from any other parcel in this area. Great access as well. Just down from Home Depot and Starbucks and across the street from 300 new Class A apartments. There was just a brand new Medical building built next door to this site. Zoned Commercial with so many uses are

## Location Overview

In Georgetown County on the border of Horry County. Surrounded by residential homes, retail businesses, hospitality and medical facilities.

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# PROPERTY PHOTOS

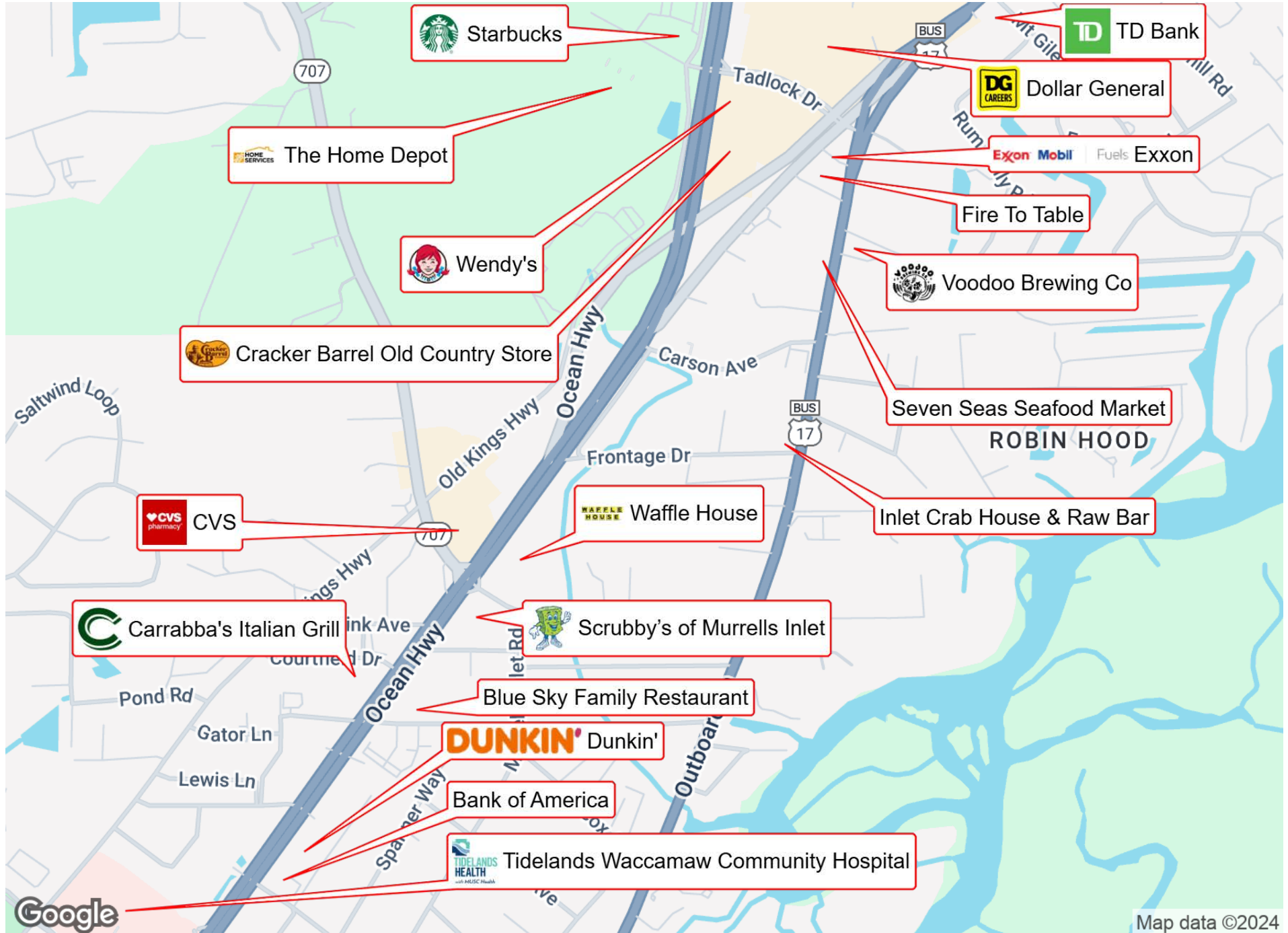
MURRELLS INLET, SC 29576





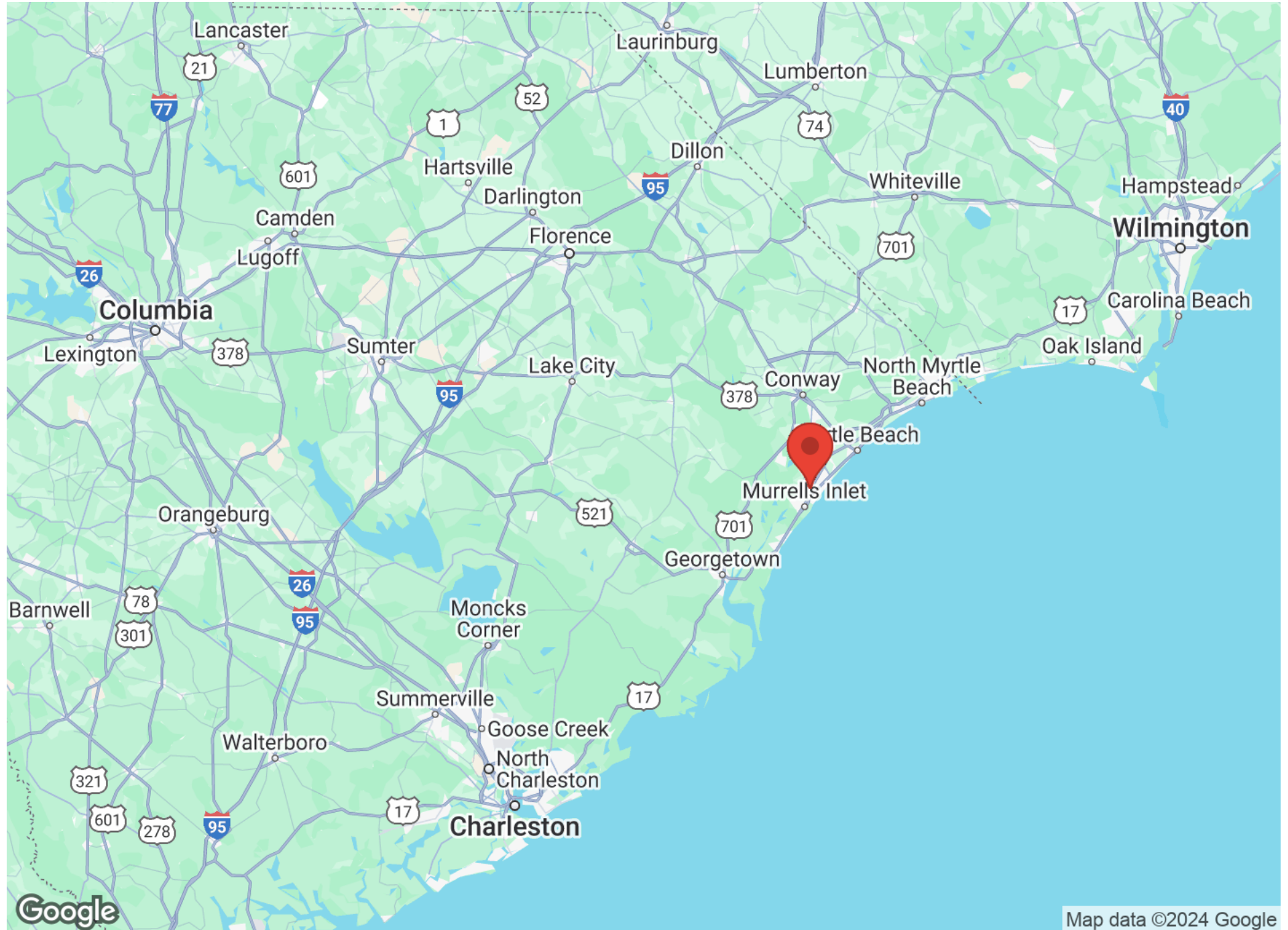
# BUSINESS MAP

MURRELLS INLET, SC 29576



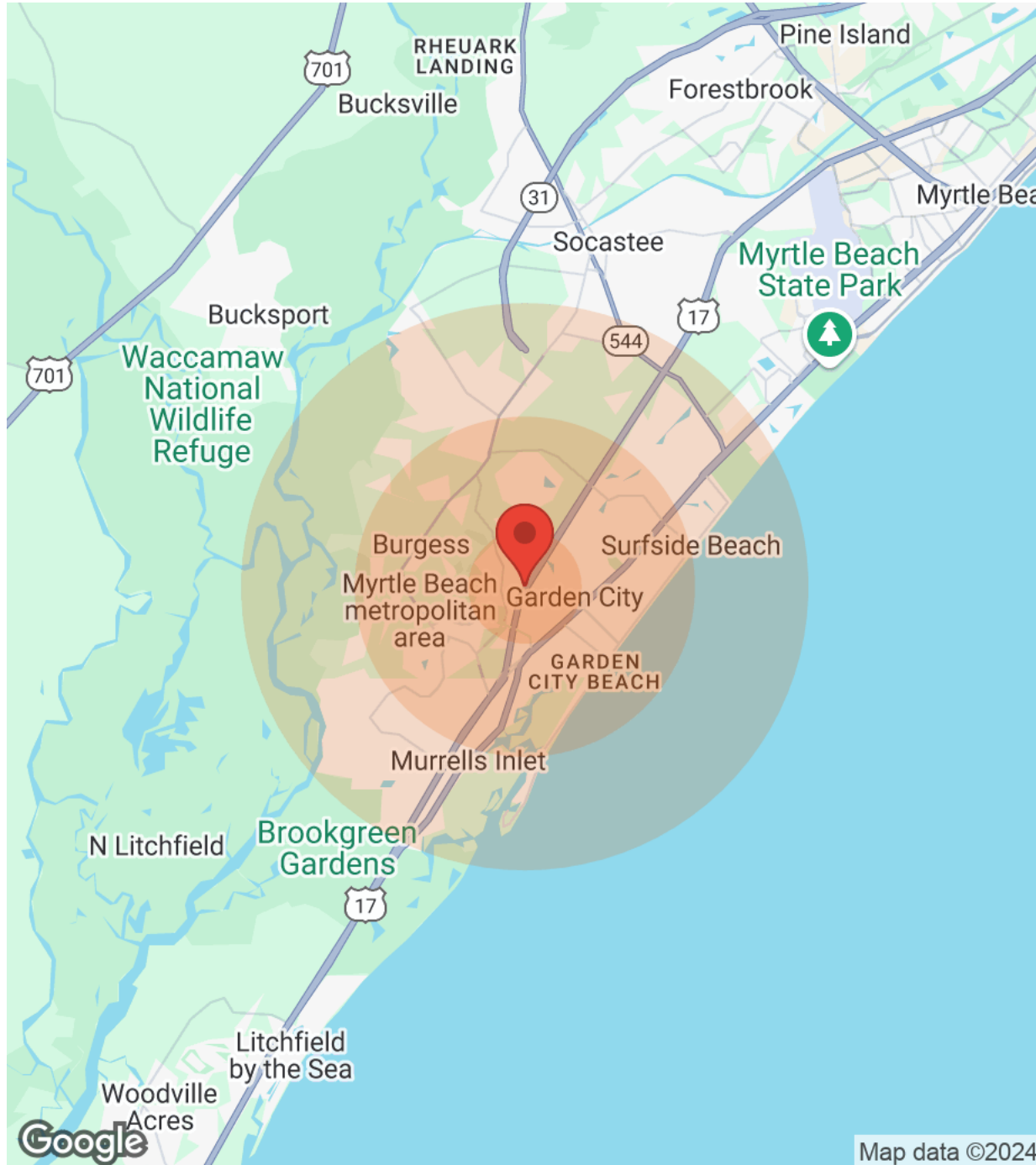
# REGIONAL MAP

MURRELLS INLET, SC 29576



# DEMOGRAPHICS

MURRELLS INLET, SC 29576



Population	1 Mile	3 Miles	5 Miles
Male	2,771	17,239	27,407
Female	3,479	18,741	29,515
Total Population	6,250	35,980	56,922

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	597	4,679	7,841
Ages 15-24	338	3,083	5,218
Ages 25-54	1,904	13,065	20,560
Ages 55-64	865	5,424	8,198
Ages 65+	2,546	9,729	15,105

Race	1 Mile	3 Miles	5 Miles
White	6,071	34,613	53,327
Black	87	746	1,912
Am In/AK Nat	N/A	6	16
Hawaiian	7	23	33
Hispanic	95	643	1,795
Multi-Racial	140	1,012	2,910

Income	1 Mile	3 Miles	5 Miles
Median	\$40,993	\$55,582	\$53,803
< \$15,000	350	1,641	2,665
\$15,000-\$24,999	411	1,900	3,023
\$25,000-\$34,999	583	2,203	3,282
\$35,000-\$49,999	663	3,029	4,848
\$50,000-\$74,999	728	3,526	5,163
\$75,000-\$99,999	224	2,000	3,153
\$100,000-\$149,999	208	1,537	2,328
\$150,000-\$199,999	30	476	718
> \$200,000	3	267	558

Housing	1 Mile	3 Miles	5 Miles
Total Units	4,187	28,332	46,607
Occupied	3,308	16,769	25,993
Owner Occupied	2,750	13,273	20,339
Renter Occupied	558	3,496	5,654
Vacant	879	11,563	20,614



# Your NAI Team



Chip Abernethy  
+1 843.241.2654

chip@abernethyandjones.com



Max Jones  
+1 843.251.4053

max@abernethyandjones.com

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& JONES

COMMERCIAL GROUP

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**NAI** The Litchfield  
Company

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