

# CALABASH COMMONS



PROJECT  
DETAILS

AVAILABLE SPACE

1,400 - 2,800 SF remaining

TRAFFIC COUNTS

15,500 ADT on Ocean Hwy W/Hwy 17

PROPERTY HIGHLIGHTS

- Publix-anchored shopping center
- Located just north of the famous Myrtle Beach Grand Strand
- Rapid residential growth off Highway 17 between Little River and Ocean Isle Beach
- New residential projects and existing residential golf communities surrounding site
- Short drive from Cherry Grove Beach, Sunset Beach, and Holden Beach
- Estimated Q3 2025 delivery

LEASE RATE

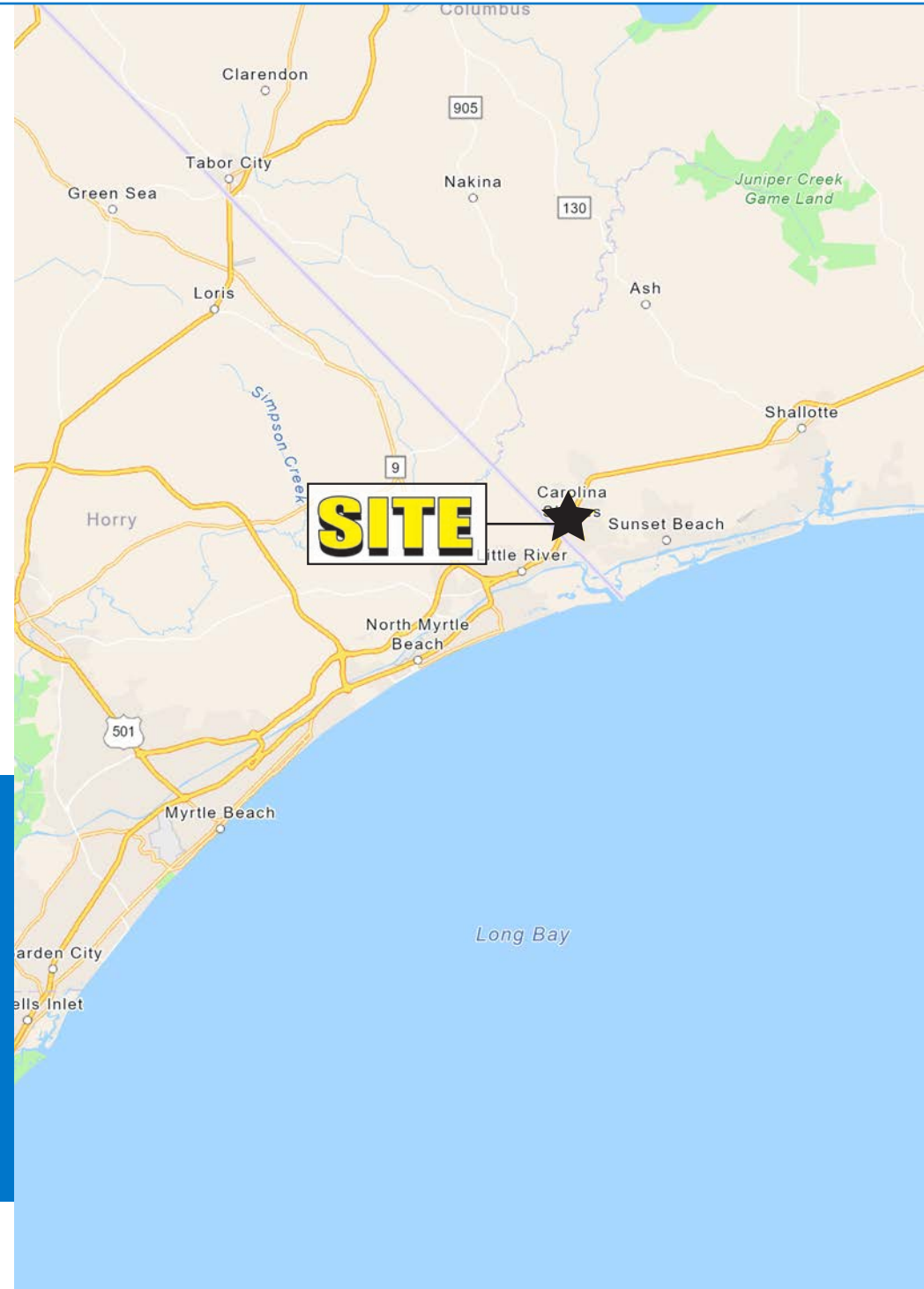
Call to discuss



COUNTY

Brunswick

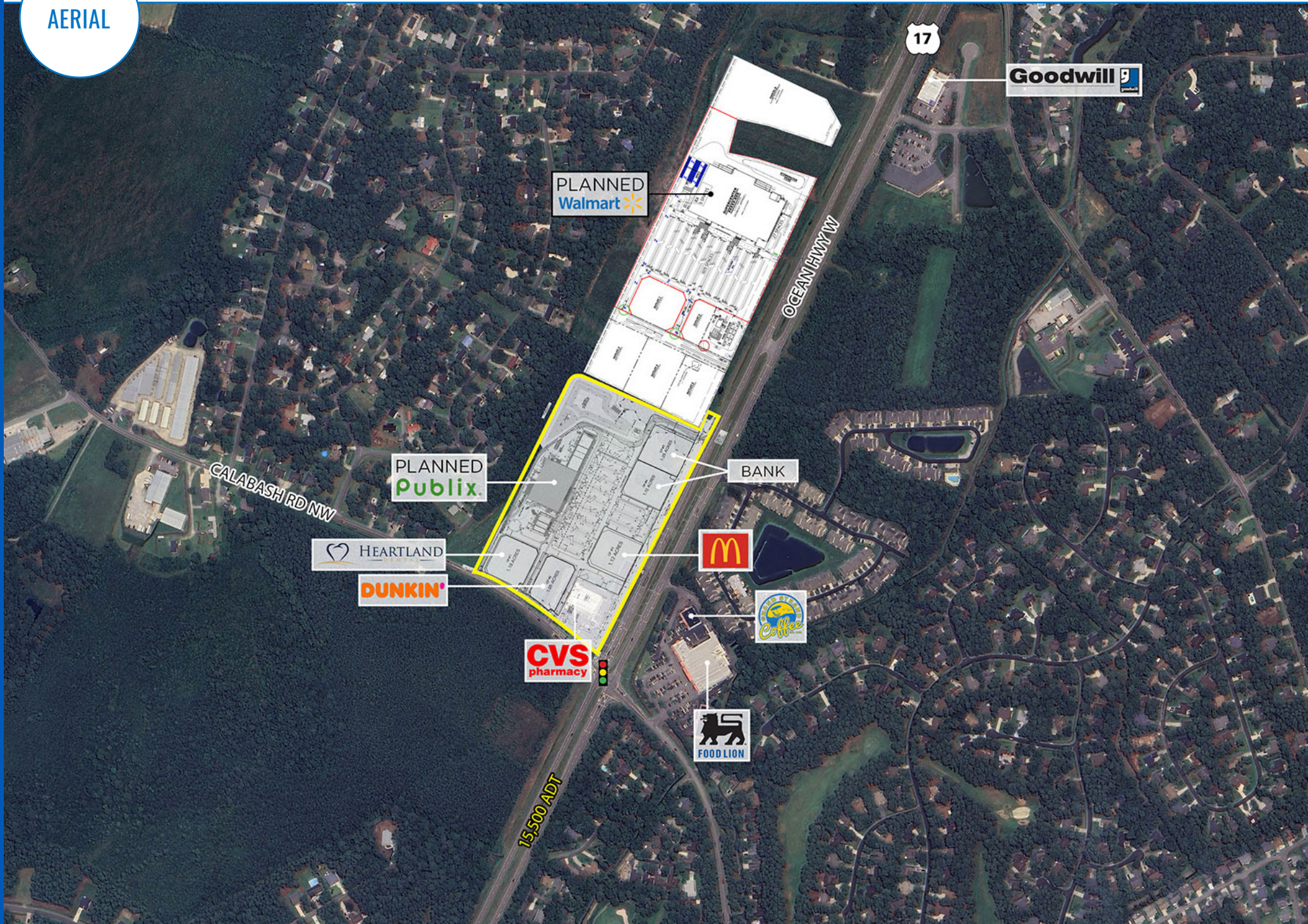
MSA

North Myrtle Beach



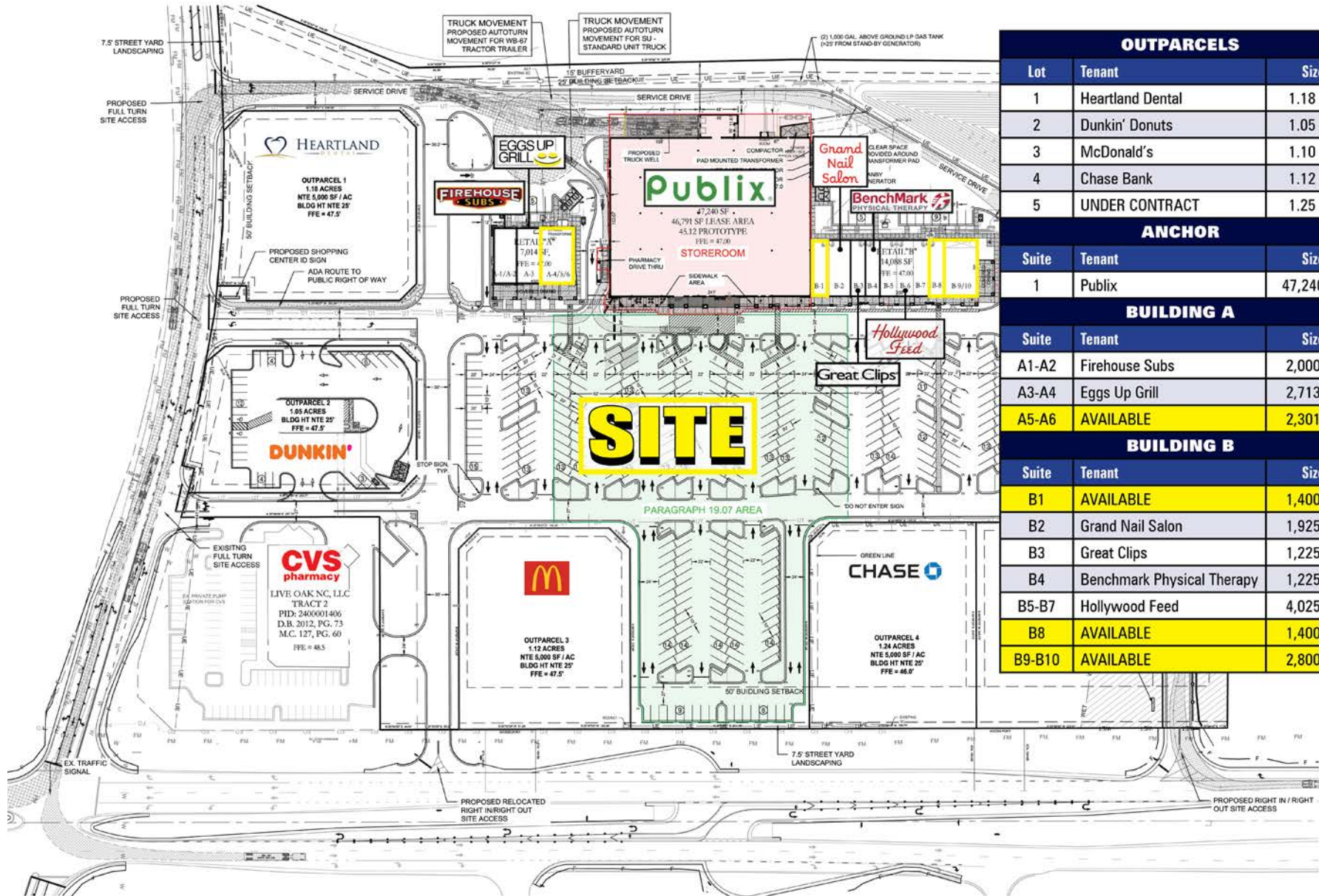
| DEMOGRAPHICS   | 1 MILE   | 3 MILES  | 5 MILES  |
|--|----------|----------|----------|
|  TOTAL HOUSEHOLDS | 2,205    | 10,323   | 19,621   |
|  TOTAL POPULATION | 4,313    | 20,626   | 38,721   |
|  MEDIAN HH INCOME | \$65,923 | \$75,999 | \$76,149 |

AERIAL



# PROPOSED RETAILERS

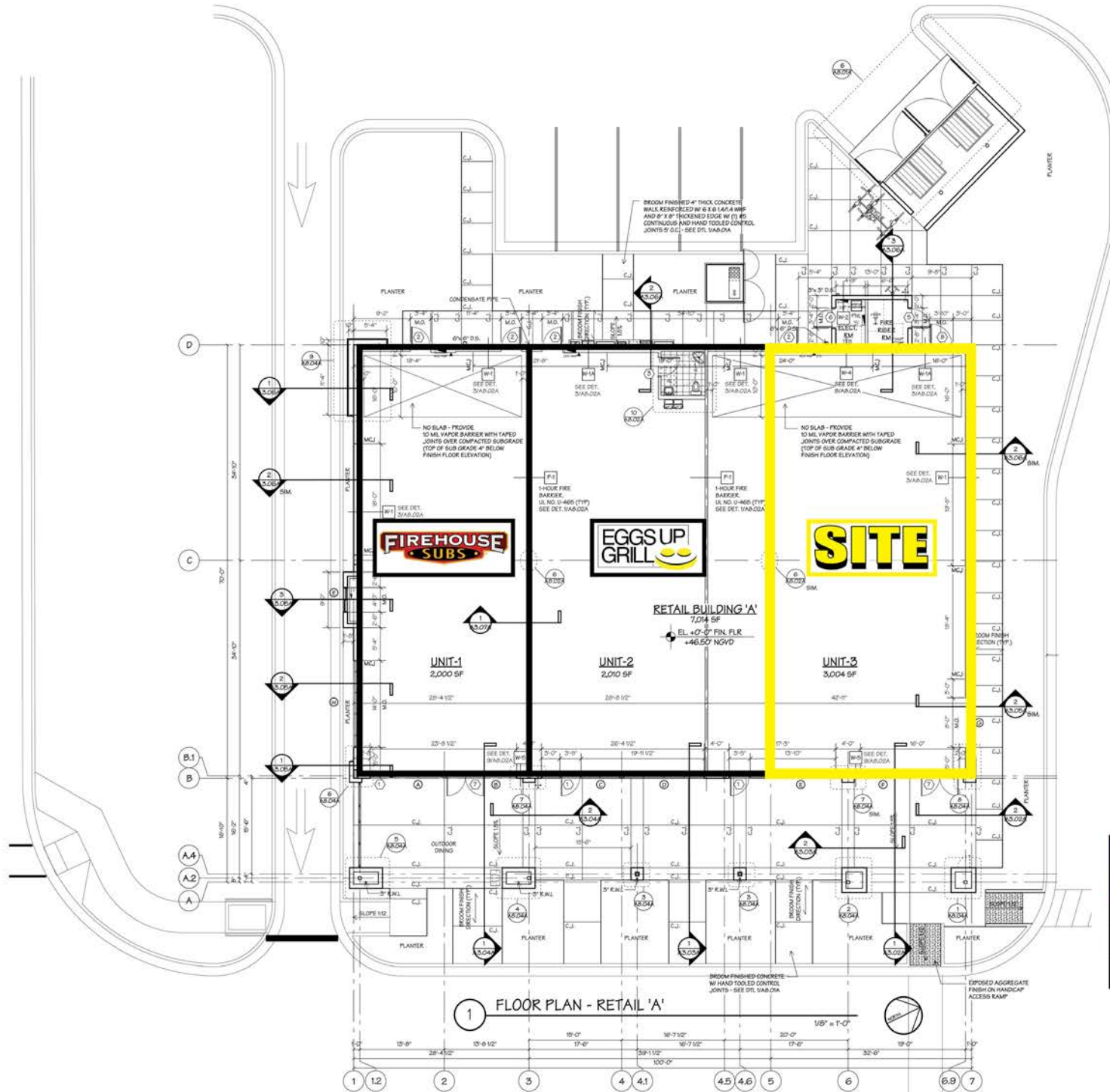
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| OUTPARCELS |                            |           |
|------------|----------------------------|-----------|
| Lot        | Tenant                     | Size      |
| 1          | Heartland Dental           | 1.18 AC   |
| 2          | Dunkin' Donuts             | 1.05 AC   |
| 3          | McDonald's                 | 1.10 AC   |
| 4          | Chase Bank                 | 1.12 AC   |
| 5          | UNDER CONTRACT             | 1.25 AC   |
| ANCHOR     |                            |           |
| Suite      | Tenant                     | Size      |
| 1          | Publix                     | 47,240 SF |
| BUILDING A |                            |           |
| Suite      | Tenant                     | Size      |
| A1-A2      | Firehouse Subs             | 2,000 SF  |
| A3-A4      | Eggs Up Grill              | 2,713 SF  |
| A5-A6      | AVAILABLE                  | 2,301 SF  |
| BUILDING B |                            |           |
| Suite      | Tenant                     | Size      |
| B1         | AVAILABLE                  | 1,400 SF  |
| B2         | Grand Nail Salon           | 1,925 SF  |
| B3         | Great Clips                | 1,225 SF  |
| B4         | Benchmark Physical Therapy | 1,225 SF  |
| B5-B7      | Hollywood Feed             | 4,025 SF  |
| B8         | AVAILABLE                  | 1,400 SF  |
| B9-B10     | AVAILABLE                  | 2,800 SF  |

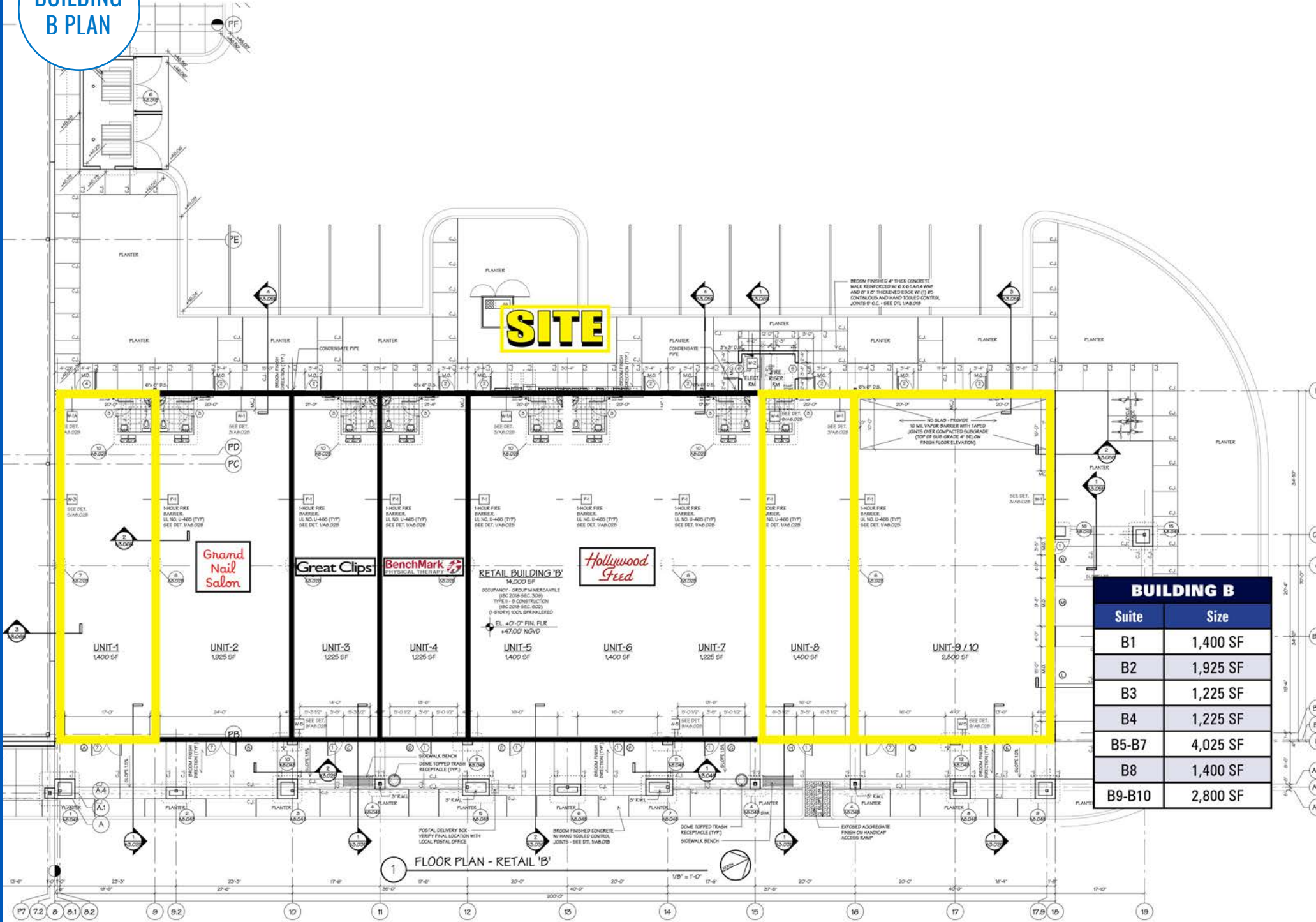
# BUILDING A PLAN

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| BUILDING A |          |
|------------|----------|
| Suite      | Size     |
| A1-A2      | 2,000 SF |
| A3-A4      | 2,713 SF |
| A5-A6      | 2,301 SF |

**BUILDING B PLAN**



| BUILDING B |          |
|------------|----------|
| Suite      | Size     |
| B1         | 1,400 SF |
| B2         | 1,925 SF |
| B3         | 1,225 SF |
| B4         | 1,225 SF |
| B5-B7      | 4,025 SF |
| B8         | 1,400 SF |
| B9-B10     | 2,800 SF |



NORTH CAROLINA

# CALABASH

Calabash, North Carolina, is a small coastal town known for its charming fishing village atmosphere and signature seafood style. Located near the South Carolina border, it sits along the Calabash River and offers a picturesque view of boats and marshlands. The town has earned the nickname “Seafood Capital of the World” due to its unique cooking style, known as “Calabash-style” seafood, where fish, shrimp, and other seafood are lightly battered and fried. This culinary tradition attracts visitors from across the region to its many seafood restaurants, offering fresh, local fare.

In addition to its seafood, Calabash is a peaceful destination known for its relaxed, small-town charm. Its location near the bustling areas of Myrtle Beach and other popular beach destinations makes it a quiet retreat for those who prefer a slower pace. The town is also home to quaint shops, art galleries, and a local golf scene. Its proximity to both the Atlantic Ocean and the Intracoastal Waterway offers opportunities for fishing, boating, and other watersports, making Calabash a delightful spot for visitors seeking coastal beauty and outdoor adventure.

9810 OCEAN HWY | CALABASH, NC

# CALABASH COMMONS

**SHOP SPACE AVAILABLE**

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