



ATLANTIC ONE OFFICE BUILDING
1300 Indian Wells Court
Murrells Inlet, SC. 29576

Located on the Southern end of the Grand Strand Market, this professional office space is conveniently located to Murrells Inlet, Garden City, Surfside Beach, and Myrtle Beach. This is a perfect office building for a growing Insurance, Attorney, Physician, Call Center, or any other professional office.

GENERAL SITE INFORMATION:

- TMS # 194-00-04-077, PIN #46209040086 County of Horry, SC.
- Located in Murrells Inlet, County of Horry, South Carolina
- Site Consist of Approximately 1.75 Acres with Frontage on Indian Wells Court
- Site Accessed by One Curb Cut onto Indian Wells Court off Garden City Connector
- 2017 Annual Real Estate Taxes \$12,209.01

IMPROVEMENTS:

- Framed Wood and Brick Construction on Concrete Slab Foundation
- 12,800 SF Office Building and 1,345 SF Storage Building
- Paved Parking Surface with 45 Spaces, with 2 Handicapped Spaces
- Extensive and Mature Landscaping

ZONING:

- Currently Zoned NC (Neighborhood Commercial District), County of Horry, SC.

OFFERING:

- Offered for Sale at One Million Seven Hundred Ninety Five Dollars (\$1,795,000)

CONTACT:

B.W. "Rusty" Helm / Ryan M. Earnest
Listing Agent

Keystone Commercial Realty, LLC, has prepared this document in order to market the sale of the above assets. The information contained herein has been compiled from sources believed to be reliable, but is in no way warranted or guaranteed by Keystone. Anyone considering this real estate opportunity is specifically urged to perform his/her own investigation of the information contained herein.

608 16th Avenue North, Suite G * Myrtle Beach, SC 29577
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Kings Grant Neighborhood

Indian Wells Neighborhood

Woodlake Neighborhood

Golf

Golf

Subject

Regency Hospice

Garden City Connector

Waffle House
Food Lion
Papa John's

Walmart
Jackson Hewitt
Subway

Windsmier Neighborhood

Jamestown Neighborhood

Jensen Neighborhood

Garden City Pier

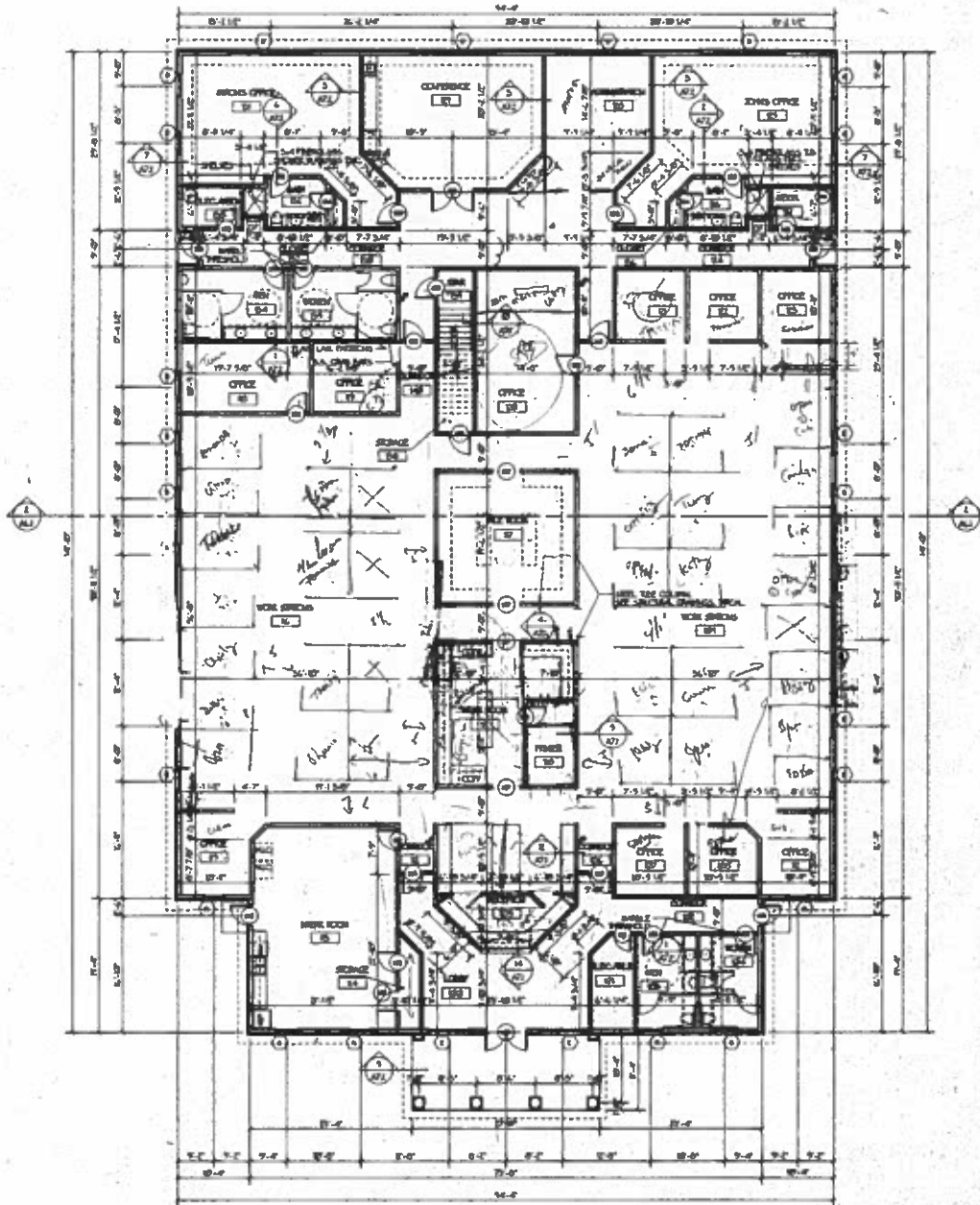
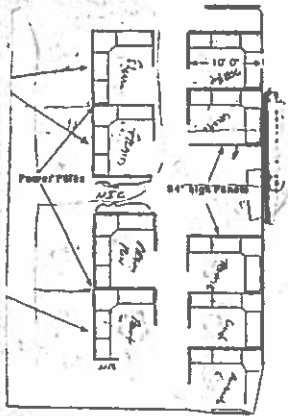










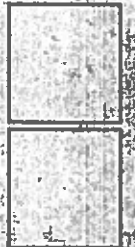


- FIRE EXTINGUISHER CABINET
- ONE HOUR WALL
- ONE HOUR WALL WITH SECOND RESEARCH BAY
- WALL WITH SOUND RESEARCH BAY

SEE ALL OTHER NOTES ON THIS SHEET

SCALE: ROOMS CALCULATED
 HEADS TOOKEN
 SEE SHEET 100-100

FIRST FLOOR PLAN
 SCALE 1/8" = 1'-0"



inditech



KIMBRELL COMPANY
 OFFICE BUILDING
 GREENFIELD, MASSACHUSETTS

Project No. 100-100
 Date: 10/1/88



