



BEACH REALTY

FOR SALE
2.21 Acres
HWY. 17 Bypass at Coral Bay
Murrells Inlet, SC

LOCATION:

- South West Corner
- Hwy. 17 Bypass at Coral Bay in Murrells Inlet, SC
- Location Map: <http://goo.gl/maps/pn42h>
- Georgetown County Tax Map: 41-0404-017-00-00

PRICE:

- For Sale Price: \$525,000, equates to \$238,636 per acre

SITE FEATURES:

- 2.21 Acres
- Corner Location
- 330 Ft. Hwy 17 Bypass Frontage
- Median Cut Access
- 1.5 Miles from Waccamaw Hospital

ZONING:

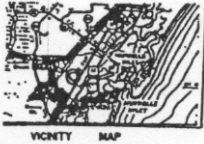
General Commercial (GC) Zoning Georgetown County:
http://www.georgetowncountysc.org/zoning/docs/zo_a6_gc.pdf

Zoning Setback Information–Also See Waccamaw Neck Commercial Corridor Overlay Zone below.
http://www.georgetowncountysc.org/zoning/docs/zo_a7.pdf

Waccamaw Neck Commercial Corridor Overlay Zone:
http://www.georgetowncountysc.org/zoning/docs/zo_a21.pdf

Contact:

Lance Garrison, BIC, CDPE
Beach Realty South, LLC.
843-457-6144
lance@scbeachrealty.com



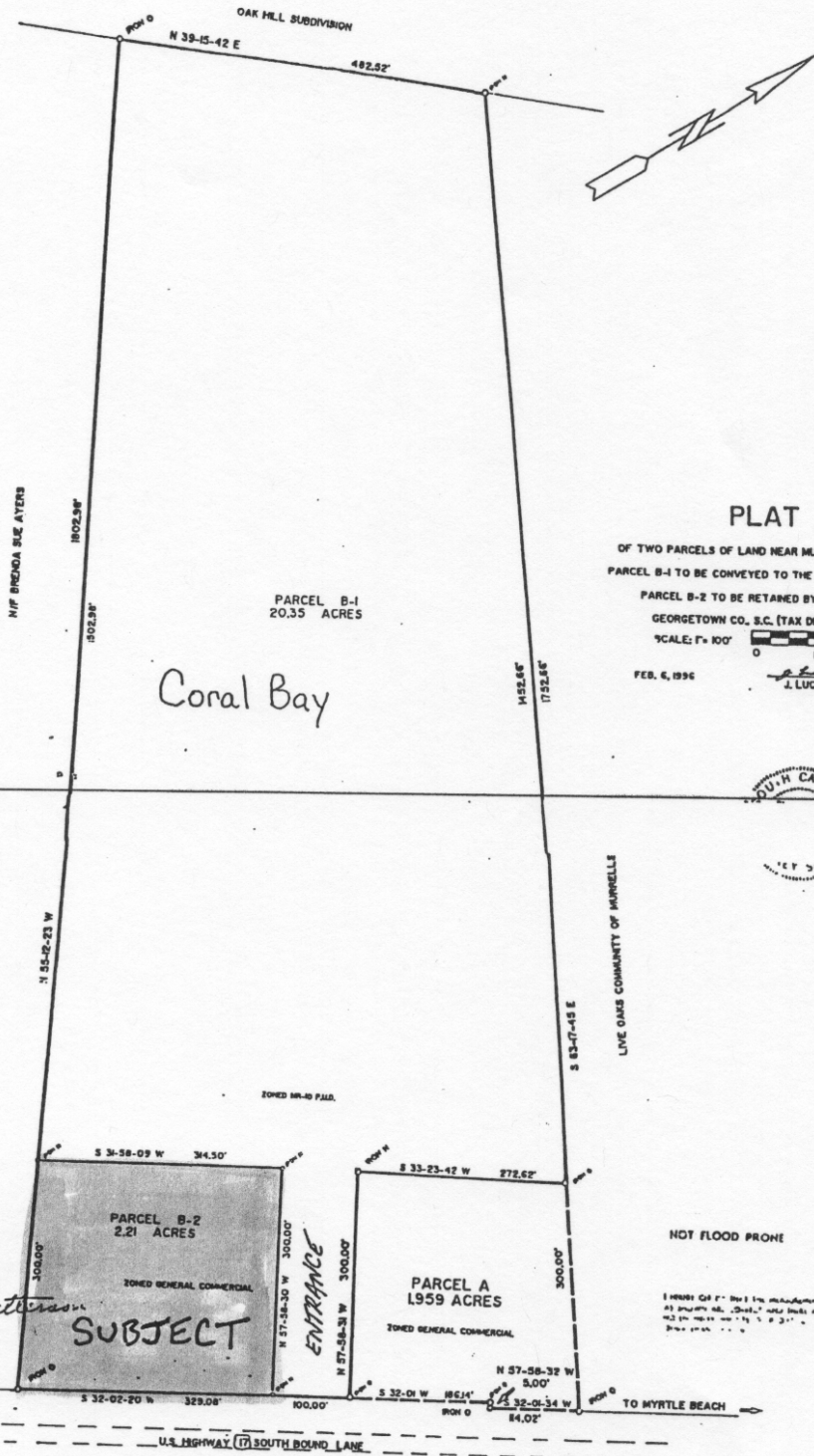
VICINITY MAP

CERTIFICATE OF APPROVAL OF PUBLIC WATER SYSTEMS

I hereby certify that a public water system is installed, as proposed for installation for the above lot / lots and meets the requirements of DHEC and the Georgetown Water and Sewer District.

Date: Feb. 14, 1996
 By: William C. Lumbert

SEWER IS NOT ABUTTING TO PROPERTY AND IS NOT APPROVED AT THIS TIME.



PLAT

OF TWO PARCELS OF LAND NEAR MURRELLS INLET S.C.
 PARCEL B-1 TO BE CONVEYED TO THE ISLAND CORPORATION
 PARCEL B-2 TO BE RETAINED BY F.M. PARTNERS
 GEORGETOWN CO., S.C. (TAX DISTRICT # 4)

SCALE: 1" = 100'
 FEB. 6, 1996
 J. LUCKEY SANDERS R.L.S.

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the subdivision plat shown hereon has been prepared to comply with the Subdivision Regulations for Georgetown, South Carolina, with the exception of such variances, if any, as noted in the minutes of the Planning Commission and that same have been approved for recording by the office of the Clerk of Court.

Date: 2-14-96
 By: Robert K. Peterson
 Planning Commissioner

NOT FLOOD PRONE

I HEREBY CERTIFY THAT THE MEASUREMENTS AT SHOWN ON THIS PLAT ARE CORRECT AND TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

NOTE: THE WITHIN PROPERTY MAY CONTAIN "WETLANDS" AS DETERMINED BY THE U.S. COMMISSION OF ENVIRONMENT AND OTHER GOVERNMENTAL AGENCIES. ANY SUCH WETLANDS WHICH COULD BE AFFECTED BY THE DEVELOPMENT OF THIS PLAT ARE NOT SHOWN ON THIS PLAT AND NO CERTIFICATION OR DETERMINATION AS TO WETLANDS IS MADE BY THE SURVEYOR.

← US Hwy 17 Southbound



Coral Bay

Car Wash

GoogleEarth_Placemark

GoogleEarth_Placemark

2.2 Acres FOR SALE

303 ft

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Google earth

Imagery Date: 12/13/2012 33° 32.495' N 79° 3.103' W elev 14 ft eye alt 1347 ft