



LAND FOR SALE

Worsley Tract

TBD MYRTLE RIDGE DRIVE CONWAY, SC 29526



B.W. "RUSTY" HELM

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OFFERING SUMMARY

Sale Price:	\$650,000
Lot Size:	1.13± Acres
Annual Real Estate Taxes 2026	\$3,646.11
Horry County Zoning:	Highway Commercial (HC)

[CLICK HERE FOR ZONING USES](#)

PROPERTY OVERVIEW

OFFERED FOR SALE: This 1.13± Acre Development Site is situated at the traffic circle intersection of Myrtle Ridge Drive and Middle Ridge Avenue. The site is one lot off the signalized intersection of US Highway 501 and Myrtle Ridge Drive directly behind the CVS and in close proximity to Walmart.

PROPERTY HIGHLIGHTS

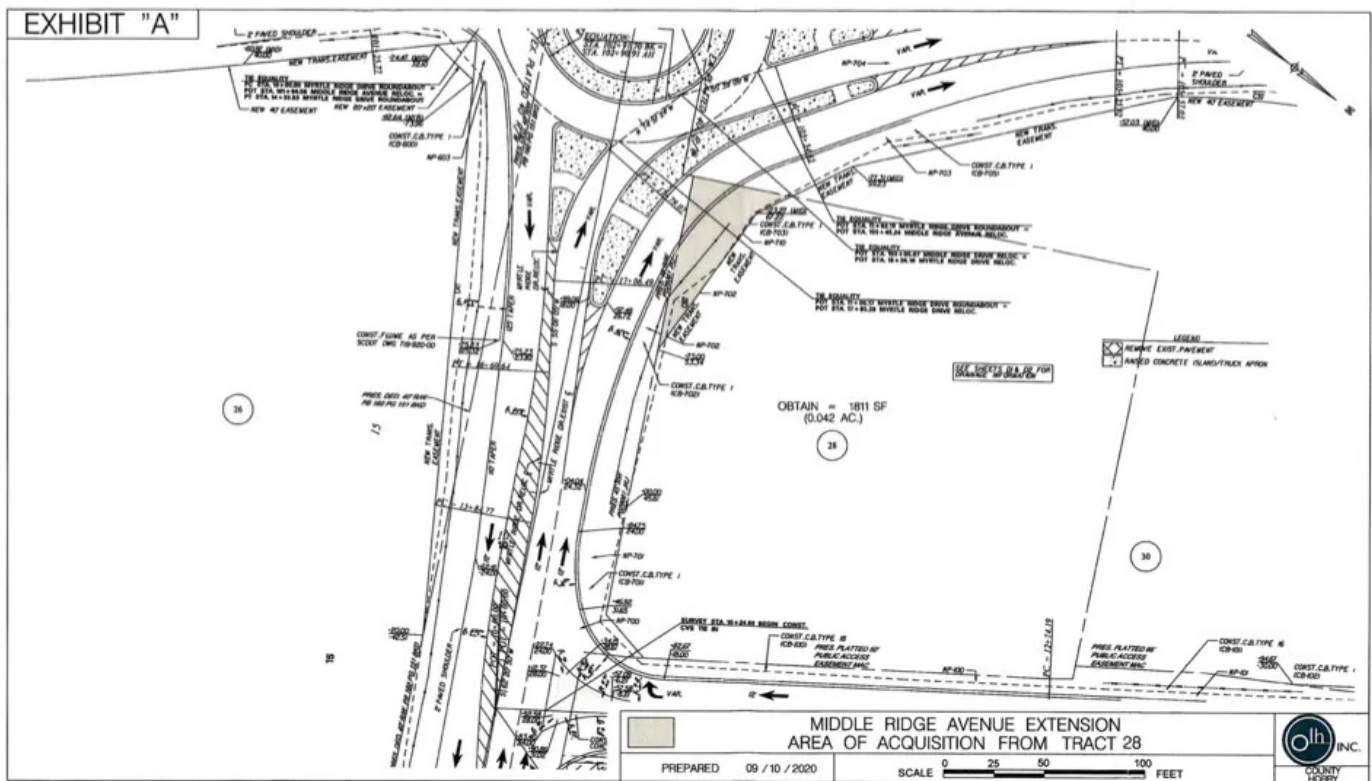
- TMS: 1620001172 & PIN#: 40004030005
- Approved for two full access drive entrances along Old Middle Ridge Avenue.
- Approximately 1.13 Acres.
- Approximately 240' Frontage, Myrtle Ridge Drive.
- Highway 501 - Traffic Count-54,900 (Source: SCDOT 2025).
- Highway 544 - Traffic Count-37,300 (Source: SCDOT 2025).
- Myrtle Ridge Drive is a Major Commuting Thoroughfare for Local Traffic, Connecting U.S. Highway 501 to Highway 544.

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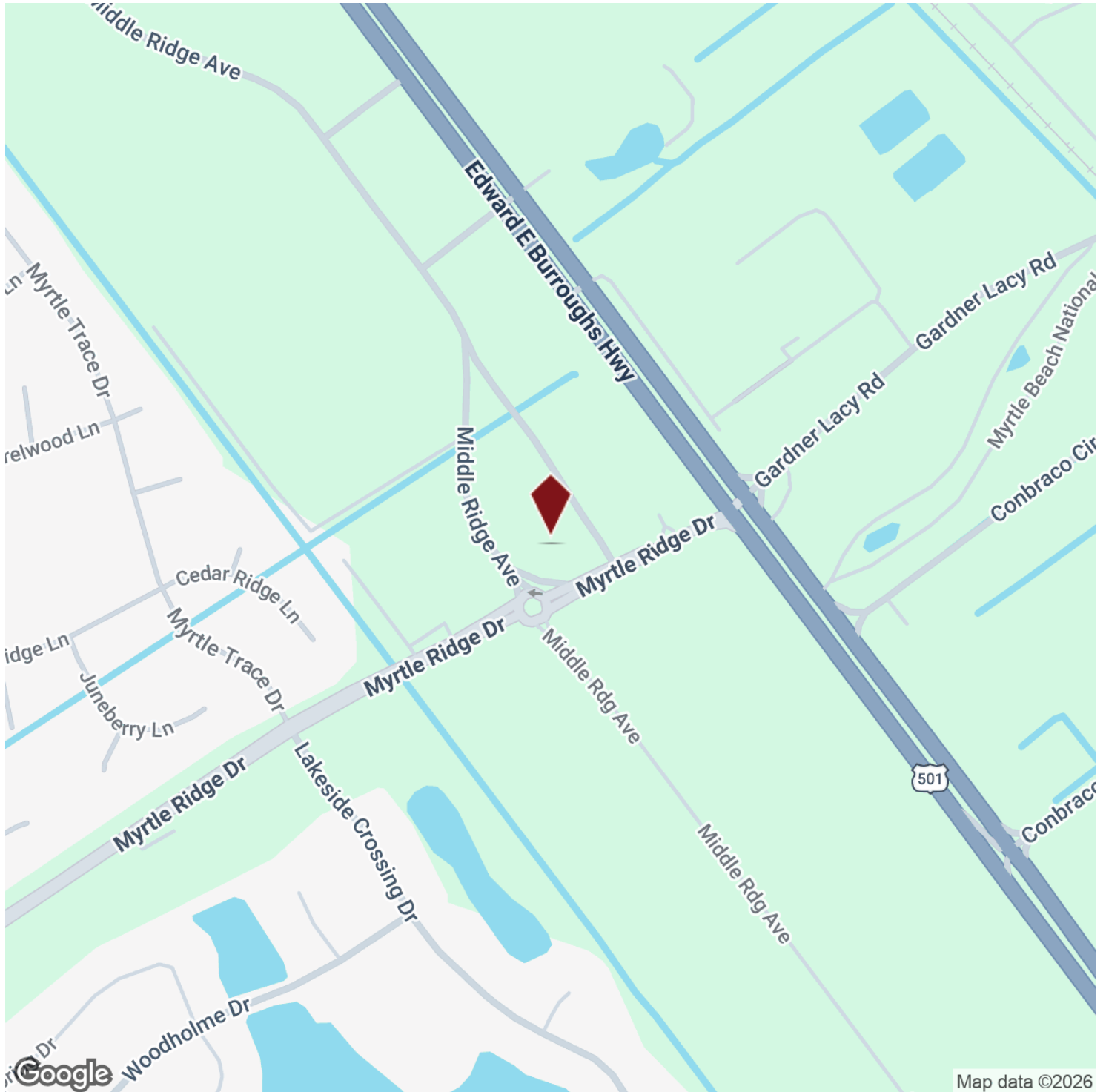
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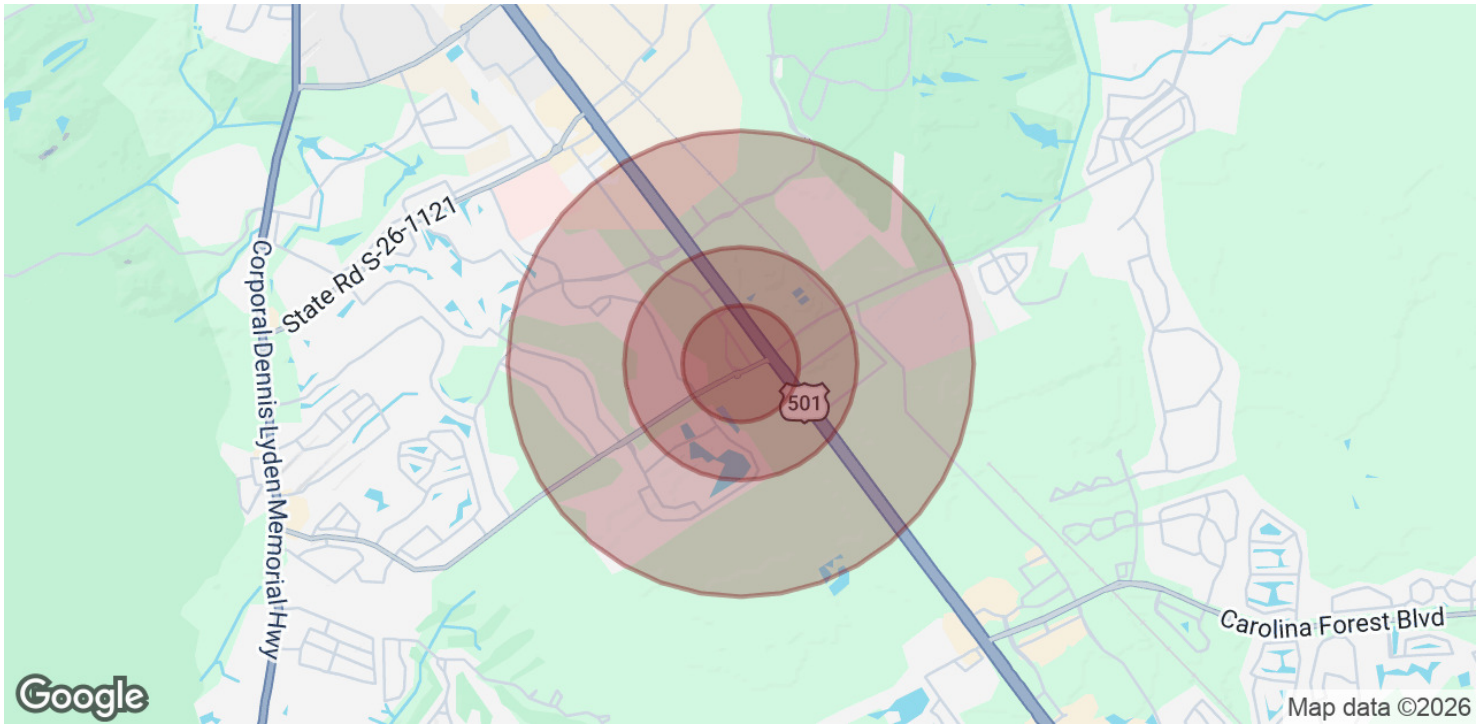


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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	211	872	3,915
Average Age	64.9	63.1	57.3
Average Age (Male)	64.8	63.1	56.8
Average Age (Female)	65.0	63.2	59.1

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	91	372	1,690
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$87,217	\$85,729	\$76,807
Average House Value	\$218,651	\$213,384	\$211,701

2023 American Community Survey (ACS)

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