



Myrtle Beach Relocation Guide: Your Path to Coastal Living

Welcome to your comprehensive guide to relocating to Myrtle Beach, South Carolina. I'm Kevin Nguyen, your trusted local real estate expert with a passion for helping families discover the unique charm and opportunities of our coastal community.

As a native of Myrtle Beach, I know this city inside and out. This guide contains everything you need to know about making it your new home. Get the inside scoop and guidance from a local



by Kevin Nguyen

Why Choose Myrtle Beach?



Exceptional Climate

Enjoy 215+ sunny days annually with mild winters and warm summers perfect for year-round outdoor activities.



Affordable Living

Housing costs average 15% below the national average, with no shortage of waterfront and golf course properties.



Beach Lifestyle

Access to 60 miles of pristine beaches, known as the Grand Strand, offering endless recreation and relaxation options.



Recreation Paradise

Home to over 90 championship golf courses, world-class fishing, and family attractions for every interest.



Neighborhood Spotlight



Carolina Forest

Price Range: \$250K-\$450K

A family-friendly master-planned community known for excellent schools and amenities. It offers distinct neighborhoods, quick access to shopping, and a short drive to the beaches.



Market Common

Price Range: \$300K-\$600K

Experience urban-style living in a walkable community with upscale shops, dining, and low-maintenance properties. Ideal for professionals and empty nesters seeking modern amenities near Myrtle Beach State Park.



North Myrtle Beach

Price Range: \$275K-\$1M+

A quieter, relaxed beach atmosphere featuring oceanfront condos and family homes. Famous for its clean beaches, Main Street, Cherry Grove Pier, and the iconic Barefoot Landing entertainment complex.



Forestbrook

Price Range: \$200K-\$350K

An affordable option for first-time buyers, offering established neighborhoods and great value. Its central location provides easy access to attractions while maintaining a peaceful residential feel.

Real Estate Market Insights

\$325K

Median Home Price

Offering exceptional value compared to other coastal markets

5.2%

Annual Appreciation

Steady growth creating solid investment opportunities

\$1,500

Average Rent (2BR)

Rental market remains strong with vacation potential

0.5%

Property Tax Rate

Among the lowest effective rates in the United States

The Myrtle Beach market continues to show resilience even during economic shifts. New construction remains active, particularly in master-planned communities, while the inventory of existing homes has begun to normalize after recent shortages. Buyers find particular value in properties just a few miles from the beach.



Education & Schools

Public Schools

Myrtle Beach is served by Horry County Schools, the third-largest district in South Carolina. Several schools have received excellent ratings, particularly in the Carolina Forest and Myrtle Beach attendance zones.

Notable schools include Ocean Bay Elementary (8/10 rating), Carolina Forest High School, and Socastee High School's International Baccalaureate program.

Private Education

Families seeking private education have excellent options including Christian Academy of Myrtle Beach, St. Elizabeth Ann Seton Catholic High School, and Calvary Christian School.

Most private schools offer small class sizes with tuition ranging from \$6,000-\$12,000 annually depending on grade level.

Higher Education

Coastal Carolina University in nearby Conway offers over 95 degree programs and brings vibrant cultural opportunities to the region.

Horry-Georgetown Technical College provides excellent career training programs and transfer pathways at affordable rates.

Economic Landscape & Job Market

Tourism & Hospitality

The backbone of the local economy
employing over 80,000 people
annually

Remote Work

Increasing population of digital
nomads drawn to affordable coastal
living



Healthcare

Growing sector with Grand Strand
Medical Center and McLeod Health
leading expansion

Real Estate

Thriving industry with construction,
property management, and sales
opportunities

Myrtle Beach has experienced steady job growth of approximately 3.2% annually. The area continues to diversify beyond tourism with technology firms and manufacturing showing increased interest in the region. Many newcomers maintain remote positions while enjoying the beach lifestyle or launch small businesses catering to the 20+ million annual visitors.

Seasonal Living in Myrtle Beach

Summer (Jun-Aug)

Peak tourism season with temperatures 80-90°F. Expect busy beaches, vibrant nightlife, and endless entertainment options. Locals often visit beaches in early mornings or evenings to avoid crowds.



Winter (Dec-Feb)

Mild temperatures (50-60°F) with occasional chilly days. Snow is extremely rare. Enjoy peaceful beaches, holiday lights at Brookgreen Gardens, and deeply discounted golf rates.



Fall (Sep-Nov)

Perfect weather (70-80°F) with fewer tourists. The best season for golf, fishing tournaments, and outdoor festivals. Hurricane season peaks in September, so weather awareness is important.



Spring (Mar-May)

Azaleas bloom as temperatures rise to 70-75°F. Spring break brings the first wave of tourists, while April offers perfect weather for outdoor activities before summer humidity arrives.



Getting Around Myrtle Beach



Personal Vehicle

The primary transportation method for most residents. Highway 17 Business runs along the beach while Highway 17 Bypass provides faster north-south travel. Highway 31 offers quick access to North Myrtle Beach, and Highway 501 connects to inland areas.



Public Transit

Coast RTA provides bus service throughout Horry County. The fixed-route system is limited but improving, with concentrated service in tourist areas and major residential communities. Tourist areas also offer entertainment shuttles during peak season.



Myrtle Beach International Airport

Conveniently located near central Myrtle Beach with direct flights to 50+ destinations. Major carriers include American, Delta, United, Spirit, and Allegiant. The airport has undergone significant upgrades to accommodate growing passenger numbers.



Alternative Transportation

Bike-friendly communities are growing, particularly in Market Common and North Myrtle Beach. Golf carts are legally permitted on roads with speed limits 35mph or less within 4 miles of your residence—a popular local transportation option.

Local Experiences & Hidden Gems



Beyond the bustling boardwalk and well-known tourist attractions, a vibrant, authentic Myrtle Beach experience awaits. Locals cherish the unspoiled beauty of **Huntington Beach State Park**, renowned for its pristine, undeveloped beaches, historic Atalaya Castle, and diverse wildlife including loggerhead turtles and migratory birds. For a true taste of the coast, explore the **Murrells Inlet MarshWalk**, a scenic wooden boardwalk dotted with waterfront restaurants offering daily fresh catches like local shrimp, oysters, and flounder. Don't miss **Brookgreen Gardens**, America's first and largest outdoor public sculpture garden, where art blends seamlessly with lush botanical gardens and lowcountry wildlife exhibits.

For unique culinary adventures, step into the charming **Sea Captain's House** for exquisite oceanfront seafood served in a historic 1930s cottage with panoramic views. Savor authentic South Carolina barbecue, slow-smoked with a signature mustard-based sauce, at **Prosser's BBQ**, a local institution. For an elevated dining experience featuring seasonal, locally sourced ingredients, reserve a table at **Frank's Restaurant** in Pawleys Island. Immerse yourself in the lively **live music scene** centered around the historic Ocean Drive area in North Myrtle Beach, famously known as the birthplace of the Carolina Shag dance, where beachfront bars often host shag nights and live bands playing beach music classics.

Your Smooth Relocation Roadmap

Plan Your Visit

Schedule a personalized discovery tour with me to explore neighborhoods that match your lifestyle and budget. I recommend visiting during your non-peak season to experience the area as locals do and get the most attention.

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Connect with the Community

Join local Facebook groups like "Myrtle Beach Locals" and "Myrtle Vegas" to get insider tips. Consider membership at Coastal Carolina's Osher Lifelong Learning Institute for newcomers over 50, or volunteer with community organizations to build your network.

Handle the Essentials

South Carolina requires new residents to obtain a SC driver's license within 90 days and register vehicles within 45 days. Utility setup is straightforward with Santee Cooper or Horry Electric Cooperative for power and Grand Strand Water & Sewer for water service.

Ready to make your move to Myrtle Beach? I'm here to help every step of the way. Schedule your free relocation consultation at thekevinnguyen.com or call/text (843) 268-0635. You can also check out my YouTube channel for video tours of neighborhoods and local insights.