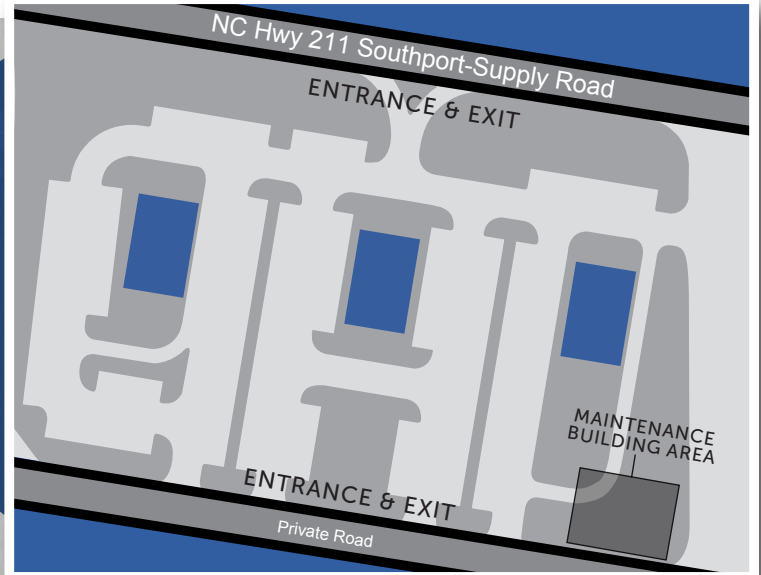
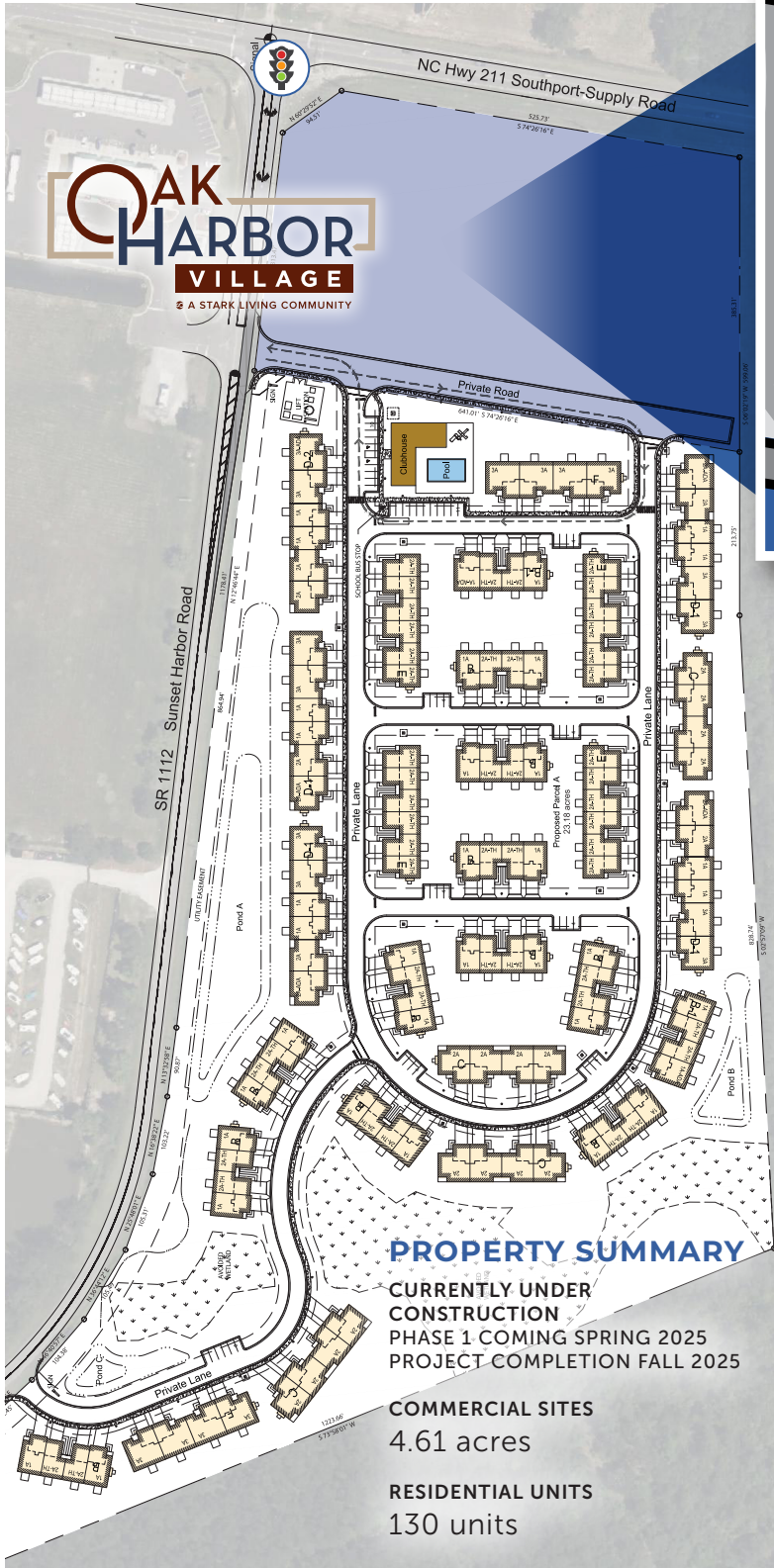


MIXED-USE

# Oak Harbor Village

Southport Trade Area - Brunswick County, North Carolina

**STARK**  
ENTERPRISES  
*it's all about the experience®*



## COMMERCIAL OPPORTUNITY SITUATED IN THE FASTEST GROWING COUNTY | NORTH CAROLINA

### LOCATION

SITE: SE Corner of Southport-Supply Rd & Sunset Harbor Rd  
LATITUDE: 33.9838744  
LONGITUDE: -78.1875635

### EXPERIENCE BRUNSWICK

An Atlantic coastal community positioned for rapid & sustained residential, commercial, and industry growth. With up to 4.61 acres primed for commercial development, Stark Enterprises invites you to be part of Brunswick County's transformation.

### AVAILABILITY

Up to 4.61 acres of commercial property.

### ADDITIONAL INFORMATION

- Adjacent to future multi-family, build-to-rent Oak Harbor Village
- 8 miles from the Atlantic Ocean
- 35 miles from Wilmington
- Signalized intersection
- 53 miles from Myrtle Beach
- Future Expansion of Hwy 211 (Southport Supply Road) to 4 lanes

### PROPERTY SUMMARY

**CURRENTLY UNDER CONSTRUCTION**  
PHASE 1 COMING SPRING 2025  
PROJECT COMPLETION FALL 2025

**COMMERCIAL SITES**  
4.61 acres

**RESIDENTIAL UNITS**  
130 units

THE REGION

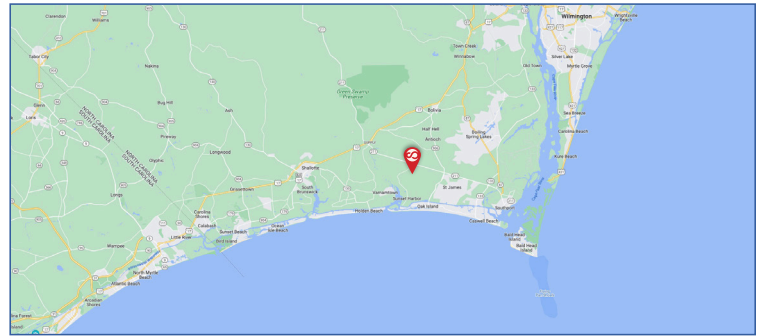
7,000 NEW ROOFTOPS

CURRENTLY UNDER DEVELOPMENT OR IN THE PIPELINE

20,000 – 30,000 ADDITIONAL ROOFTOPS  
HAVE BEEN APPROVED

5.5% POPULATION GROWTH  
LARGEST IN THE STATE; TOP 10 IN THE USA

3 COMMUNITY COLLEGES 2 UNIVERSITIES



POINTS OF INTEREST

ART CENTERS

- 1 Appleby Arts
- 2 Artshak Studio and Gallery
- 3 Artisans Gallery on Howe
- 4 Bardani Gallery Artists
- 5 Franklin Square Gallery
- 6 Lantana's Gallery & Fine Gifts
- 7 Pescado Y Amor
- 8 Ricky Evans Gallery

EDUCATION

- 9 Brunswick Community College
- 10 East Carolina University School of Dental Medicine

GROCERIES

- 11 E-Z Way Grocery
- 12 Food Lion
- 13 Food Lion
- 14 Food Lion
- 15 Food Lion
- 16 Hill's Supermarket
- 17 Holden Beach General Store
- 18 Lowes Foods of Oak Island
- 19 Lowes Foods of Southport
- 20 Minuteman Food Mart
- 21 Publix Super Market at Oak Island Marketplace

HOSPITALS

- 22 Brunswick Medical Park
- 23 Doshier Memorial Hospital
- 24 Novant Health Brunswick Medical Center

HOTELS

- 25 Best Western Shallotte/Ocean Isle Beach Hotel
- 26 Captain's Cove Motel
- 27 Comfort Suites Southport - Oak Island
- 28 Days Inn by Wyndham Shallotte
- 29 Fairfield Inn & Suites by Marriott Southport
- 30 Hampton Inn & Suites Southport
- 31 Holiday Inn Express & Suites Southport
- 32 River Hotel of Southport
- 33 The Beach House Motel & Suites @ Oak Island
- 34 The Inn At River Oaks
- 35 Wingate by Wyndham Southport

MUSEUMS

- 36 Fort Johnston-Southport Museum & Visitors' Center
- 37 Franklin Square Gallery
- 38 North Carolina Maritime Museum at Southport
- 39 Old Brunswick County Jail (museum)

PARKS

- 40 Holden Beach Park
- 41 Keziah Memorial Park
- 42 Lockwood Folly Park
- 43 Lowe-White Memorial Park
- 44 Middleton Park
- 45 Mulberry Park
- 46 Riverside Park
- 47 Sailfish Park
- 48 Smithville Township District Park

SHOPPING

- 49 211 Midway Commons
- 50 Coastal Walk Marketplace
- 51 Olde Southport Village Shoppes
- 52 Sea Aire Plaza
- 53 Shallotte Commons Shopping Center
- 54 Tidewater Plaza

IN DEVELOPMENT

- 1 Carmel Village
- 2 Doshier Cut-Off Multifamily and Commercial
- 3 Evolve Southport Apartments
- 4 Fairway Views at Bricklanding
- 5 Fox Run
- 6 Gilbert-Benton Road Tract
- 7 Holden Beach Landing
- 8 Holden Oaks
- 9 Long Beach Road Tract
- 10 Riversea (Modification)
- 11 Ruffins River Landing Expansion
- 12 Southport Meadows
- 13 Stone Chimney Tract
- 14 Stone Chimney 2 Tract





# STARK ENTERPRISES

*it's all about the experience<sup>®</sup>*

STARK ENTERPRISES, headquartered in Cleveland, Ohio, is a full-service real estate development company with the highest level of expertise in acquisition, development, leasing, property management, construction, architectural design, landscape architecture and marketing. Balancing new urbanist principles and sustainability practices with economic viability, Stark Enterprises delivers remarkably progressive, next generation mixed-use properties.

For over 40 years, Stark Enterprises has been developing and managing generational assets that leave visitors with lasting impressions. Stark's \$2 billion portfolio consists of retail, entertainment, office, residential, hotel and student housing environments, totaling approximately 9 million square feet. With over \$1 billion under development, Stark properties are always managed with the company's long-term investment strategy in mind and are continually recognized by customers and industry leaders as among the most beautiful, well operated and maintained properties in the nation.

**40+**  
**YEARS**  
OF EXPERIENCE

DEVELOPED IN  
**8**  
**STATES**

OVER  
**\$1**  
**BILLION**  
UNDER DEVELOPMENT

**\$2**  
**BILLION**  
PORTFOLIO

OVER  
**9**  
**MILLION**  
SQUARE FEET  
DEVELOPED

## PORTFOLIO

### ARIZONA

**The Market at Estrella Falls**  
GOODYEAR, AZ

### CONNECTICUT

**One Financial Plaza:  
The Gold Building**  
HARTFORD, CT

### FLORIDA

**Lyons Corner**  
GAINESVILLE, FL  
**Summer Pointe Village**  
SUMMERFIELD, FL  
**West Shire Village**  
OCALA, FL

### NEW YORK

**30 Flatbush Avenue**  
BROOKLYN, NY

### NORTH CAROLINA

**Oak Harbor Village**  
BOLIVIA, NC

### PENNSYLVANIA

**Covington Valley Estates**  
ERIE, PA  
**Smith & Fifth**  
PITTSBURGH, PA

### TEXAS

**Liv+ Arlington**  
ARLINGTON, TX

### OHIO

**32 East**  
CINCINNATI, OH

**515 Euclid Parking Garage**  
DOWNTOWN CLEVELAND, OH

**The Beacon**  
DOWNTOWN CLEVELAND, OH

**Belden Park Crossings**  
NORTH CANTON, OH

**Brecksville Center**  
BRECKSVILLE, OH  
• Brecksville Associates  
• Miller 21 Associates  
• Snowville I Associates  
• Snowville II Associates

**Crocker Park**  
WESTLAKE, OH

**Crocker Park Living**  
WESTLAKE, OH  
• The Residences  
• Excelsior  
• Ovation

**Eton Chagrin Boulevard**  
WOODMERE, OH

**Golf Galaxy Shopping  
Center**  
FAIRLAWN, OH

**Portage Crossing**  
CUYAHOGA FALLS, OH

**The Promenade**  
WESTLAKE, OH

**Rosemont Commons**  
FAIRLAWN, OH

**The Shops of Fairlawn**  
FAIRLAWN, OH

**The Shoppes  
at Stonecreek**  
PICKERINGTON, OH

**SOM Center Plaza**  
MAYFIELD HEIGHTS, OH

**The Strip**  
NORTH CANTON, OH

**Tanglewood Professional  
Center, LLC**  
CHAGRIN FALLS, OH

**The Terraces on the Green**  
AKRON, OH

**The Terraces at Northridge**  
CLEVELAND, OH

**West End**  
WOODMERE, OH

**West Market Plaza**  
FAIRLAWN, OH

**West 9th Parking Lot**  
DOWNTOWN CLEVELAND, OH

LEARN MORE:

STARKENTERPRISES.COM

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FOR LEASING INFORMATION: 216.464.2860

# STARK ENTERPRISES

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YOU BELONG WITH US