

BEACH REAL ESTATE GUIDE

SUNSET BEACH • OCEAN ISLE BEACH • CALABASH • CAROLINA SHORES



TOP COMMUNITY INFORMATION • FEATURED REAL ESTATE • TIDE CHART
UPCOMING EVENTS • ACTIVITIES • CONCERT SCHEDULES • MARKET INFO

4TH JULY

INDEPENDENCE DAY



188 EDGEWATER CIRCLE • SEA TRAIL
PRICE: \$795,000 • 3 BEDS • 2.5 BATHS



**SILVER COAST
PROPERTIES**

BEACH & COMMUNITY EXPERTS

7199 Beach Drive SW, Suite 5
Ocean Isle Beach, NC 28469

800.975.6024 • www.silvercoasnc.com

SILVER COAST PROPERTIES TEAM



Bill Anderson



Kimberly Lank



Darren Bouley



Colleen Teifer



Makayla Fenske

Silver Coast Properties is a full-service real estate brokerage providing sales and marketing support to southeastern North Carolina residents, as well as comprehensive buyer support including property evaluation, negotiations, and acquisition. Our commitment to clients has resulted in a sterling reputation with thousands of satisfied real estate buyers and sellers.

SELLER SERVICES

Silver Coast Properties is more than a real estate company, we are your technology and marketing partner. We provide our real estate listing clients with access to the latest in cutting-edge technology to make their property stand out from the competition.

More than 98% of would-be buyers begin by investigating communities and real estate online. We capitalize on this trend for our clients by employing the latest 3-D virtual tour technology, professional photography, aerial photography and custom website development for each home.

Many large national brokerages flout their size as the reason you should list your property with them. The reality is the Internet has given the advantage to small dynamic companies. In fact, the data indicates that less than 10% of the time, properties are sold by the same listing company.

Our boutique-style brokerage provides the individualized service that our clients expect from a business partner. Silver Coast Properties possesses the knowledge and market acumen to communicate the benefits of your home to would-be buyers.

Many firms will enter your home in the MLS and wait for a buyer. We are actively engaged in the process of marketing your home online and through a network of marketing channels. Boasting more than 20 top ranking websites, we are uniquely poised to market and sell your property.

Call us at (800) 975-6024 for a confidential, no-pressure discussion about our services and market conditions.

BUYER SERVICES

Our area offers a diverse collection of real estate options appealing to individuals and families interested in a full-time residence, second home or beach getaway. The real estate products support a variety of needs and budgets. We are here to help you understand the myriad of options and advise you which is the best choice based on your needs.

New Home Construction

Sunset Beach is a desirable seaside location and continues to offer new home construction on both privately owned and developer owned lots. We are here to support you throughout the new home construction process. Building a home can be a very rewarding experience, allowing the homeowner the ability to tailor the home to their tastes and lifestyle. Our team is here to offer as much or as little assistance as you need based on your knowledge, experience comfort level with building a home. The Silver Coast Properties team provides the same assistance as if the owner were purchasing a pre-owned home. And, like a pre-owned home, our agency is compensated by the seller/

builder to help both parties achieve their desired goals.

Custom Home Building Lots

Silver Coast Properties provides essential services to help our clients identify, evaluate, and purchase a building lot. Our experienced team will help you identify the best fit for your needs and budget, as well as avoid those areas that are more susceptible to flooding, have disadvantaged locations or may require higher lot preparation and construction costs.

We support our clients with reputable builder recommendations and hold your hand through the building process. With more than a decade of experience helping with new construction our team is here to be a pivotal ally in turning your custom dream home into a reality.

Our professional support includes, but is not limited to:

- Identifying the perfect lot
- Sourcing a qualified home designer/architect

- Evaluating and selecting a local builder
- Providing recommendations for home features based on our years of experience
- Coordinating a transition rental while you build—depending on your needs

Pre-owned Homes, Townhouses and Condominiums

Pre-owned homes are a convenient option for our clients that don't have the time to build or don't wish to go through the building process. The availability of pre-owned homes varies through the year with the spring and fall historically being the more active real estate markets. However, the expectation of a busy season has changed in the last few years because of a steady stream of new residents investigating and falling in love with our desirable seaside location.

Call us at (800) 975-6024 for a confidential, no-pressure discussion about our services and market conditions.

TOP LOCAL COMMUNITIES

SUNSET RIDGE

Ocean Isle Beach, North Carolina



COMMUNITY AMENITIES

- Walking trail
- Sidewalks
- Outdoor pool
- Fitness center
- Owners' clubhouse
- Owners' lounge
- Clubs & organizations
- Activity room

COMMUNITY PROFILE

Total Build-Out: 400	Local Beach: Sunset Beach
Completed Homes: 400	Time to Beach: 5 Minutes
Total Acreage: 300	Real Estate Offered: Homes, Townhouse
Website: www.sunsetridgenchomes.com	Starting Home Prices: Mid \$400s
2025 Annual HOA Fee: \$2,040 (Homes)	Starting Lot Prices: N/A
County Taxes (per \$100k): \$342	Golf Carts Permitted Yes (public roads)
City Taxes (per \$100k): N/A	Starting Price Townhouse: High \$200s
Local Hospital: Novant/Brunswick Hospital	Hospital Distance: 12 Miles
Gated Neighborhood: No	HOA Includes Landscaping: Yes

SANDPIPER BAY

Sunset Beach, North Carolina



COMMUNITY AMENITIES

Single Family Homeowner Amenities:

- Private residents center
- 2 tennis/pickleball courts
- Outdoor pool
- Residents' lounge
- Clubs & organizations
- Outdoor spa
- Fitness room

Condominium Owner Amenities:

- 2 outdoor pools
- Bocce courts
- Tennis court
- Screened Lanai
- Picnic area

All Residents & Public:

27-holes of golf
Golf clubhouse with dining

COMMUNITY PROFILE

Total Build-Out: 300 Homes 150 Condos	Local Beach: Sunset Beach
Completed Homes: 100% Complete	Time to Beach: 10 Minutes
Total Acreage: 250	Real Estate Offered: Homes, Condominiums
Website: www.SandPiperBayRealEstate.com	Starting Home Prices: High \$300s
2025 Annual HOA Fee: \$900 (Homes)	Starting Lot Prices: N/A
County Taxes (per \$100k): \$342	Starting Price Condo: Low \$200s
City Taxes (per \$100k): \$160	Water/Sewer: Public/Public
Local Hospital: McLeod Seacoast Hospital	Hospital Distance: 15 minutes
Gated Neighborhood: No	HOA Includes Landscaping: No

TOP LOCAL COMMUNITIES

OCEAN RIDGE PLANTATION

Ocean Isle Beach, North Carolina



COMMUNITY AMENITIES

- 72 holes of golf
- Oceanfront beach club
- New Community Center Planned
- Indoor pool
- Fitness center
- Outdoor pool with lap lanes
- Owners' clubhouse
- 65 Clubs & organizations
- Walking & biking trails
- Poolside grilling pavilion
- Nature park & pavilion
- Owners' lounge
- Horseshoe pits
- Bocce ball court
- Tennis/pickle ball courts
- RV/Boat storage
- Activity rooms
- Fishing lake
- Steam room & dry Sauna
- Outdoor whirlpool

COMMUNITY PROFILE

Total Home Build-Out: 2,300	Local Beach: Sunset Beach
Completed Homes: 1,400-1,450	Time to Beach: 5 Minutes
Approx. Total Acreage: 2,500-2,600	Real Estate Offered: Homes, Lots
Website: www.OceanRidgePlantationHomes.com	Starting Home Prices: High \$500s
2025 Annual HOA Fee: \$2,573	Starting Lot Prices: \$40s
County Taxes (per \$100k): \$342	Utilities: Public
City Taxes (per \$100k): N/A	Pools Allowed: Yes
Local Hospital: Novant/Brunswick Hospital	Hospital Distance: 12 Miles
Set Builder List: No	Required Time to Build: No
Golf Cart Friendly: No	HOA Includes Lawn Care: No

SEA TRAIL PLANTATION

Sunset Beach, North Carolina



COMMUNITY AMENITIES

- 54 Holes of golf
- On-site dining
- Private beach parking
- Tennis/Pickleball courts
- Outdoor pools
- Indoor pool
- Fitness center
- Owners' clubhouse
- Owners' lounge
- Clubs & organizations
- Activity room
- Bocce ball courts
- Exercise studio
- Indoor jacuzzi
- Dry sauna
- Community library

COMMUNITY PROFILE

Total Build-Out: 2,200	Local Beach: Sunset Beach
Completed Homes: 2,000	Time to Beach: 5 Minutes
Total Acreage: 2,000	Real Estate Offered: Homes, Townhouses, Building Lots, Condominiums
Website: www.seatrailhomes.com	Starting Home Prices: High \$400s
2025 Annual HOA Fee: \$1,100 (Homes)	Starting Lot Prices: \$60s
County Taxes (per \$100k): \$342	Starting Price Condo: Mid \$200s
City Taxes (per \$100k): \$160	Starting Price Townhouse: Mid \$400s
Local Hospital: Novant/Brunswick Hospital	Hospital Distance: 12 Miles
Gated Neighborhood: No	Golf Carts Permitted on Roads: Yes

TOP LOCAL COMMUNITIES

CAMERON WOODS

Ocean Isle Beach, North Carolina



COMMUNITY AMENITIES

- Community Outdoor Pool
- Community Clubhouse
- Spacious Screened Lanai
- Two Pickleball Courts
- Fitness Room
- Lounge Area with Seating and Fireplace
- Clubhouse Kitchen
- Gated Entrance
- Trail (planned)
- 3 Miles to Area Beaches
- Golf Cart Friendly
- Dog Park (planned)

COMMUNITY PROFILE

Total Build-Out: 220	Local Beach: Ocean Isle Beach
Completed Homes: 220	Time to Beach: 3-4 Miles
Estimate Acreage: 90	Real Estate Offered: New Construction, Townhouses, Pre-Owned Homes
Website: www.cameronwoodsnc.com	Starting Home Prices: High \$300s
2025 Annual HOA Fee: \$1,464 (Homes)	Golf Cart Friendly: Yes
County Taxes (per \$100k): \$342	Water Source: Municipal
City Taxes (per \$100k): N/A	Sewer Source: Municipal
Local Hospital: Novant/Brunswick Hospital	HOA Includes Lawn Care: No
Hospital Distance: 12 Miles	Gated Neighborhood: Yes

DEVAUN PARK

Calabash, North Carolina



COMMUNITY AMENITIES

- Community Clubhouse
- Billiards Table & Game Tables
- Outdoor Pool
- Fitness Room
- Clubs & Organizations
- Owners' Lounge
- Walking & Biking Trails
- Community Park
- Activity Lawn
- Convenient to Area Beach
- Convenient to Restaurants & Shopping

COMMUNITY PROFILE

Total Build-Out: 600	Local Beach: Sunset Beach
Completed Homes: 400	Time to Beach: 5 Minutes
Total Acreage: 300	Real Estate Offered: Homes and Building Lots
Website: www.devaunparkrealestate.com	Starting Home Prices: Mid \$500s
2025 Annual HOA Fee: \$1,320	Starting Lot Prices: \$80s
County Taxes (per \$100k): \$342	Time to Build: None
City Taxes (per \$100k): N/A	Hospital Distance: 7 Miles
Local Hospital: McLeod Hospital	Septic/Sewer: Sewer
Gated Neighborhood: No	Water Source: Public

MEET THE JOYFUL BROKER TEAM



We are Bill and Joy Anderson, and like you, we once dreamed of a place where each day felt like a vacation. From our very first touch of the North Carolina sands, we knew it was here in Brunswick County that we would make our dream a reality. We turned our annual family getaways into a full-time, exhilarating coastal life, and now, we're here

to empower you to seize that same transformation for yourself.

With a combined force of over 15 years in real estate and business leadership, we bring to the table not just skills, but a legacy of client satisfaction and trust. Whether you're seeking to relocate, buy your first home, or secure that idyllic beach house, we're with you every single step. Our promise? To guide, to support, and to inspire.

Joy's rich background in social services has endowed her with unparalleled empathy and a keen insight into individual needs—traits that she now channels into real estate to help each client envision and reach their future

goals. Together, we don't just present properties; we open doors to new possibilities and craft environments where your decisions come alive with potential.

Every interaction with us is more than a transaction—it's a step closer to where you belong, wrapped in a joyful and uplifting experience. We are here to connect, to build, to provide, and most importantly, to celebrate every milestone with you on your journey to living the coastal dream.

Let's make your aspirations a living, breathing reality. Join us, and let's start this incredible journey together!

The Joyful Brokers Team
Bill and Joy Anderson
Tel: 910-880-9475

Email: livecoastalnc@gmail.com • www.thejoyfulbrokers.com

HOME • 561 SLIPPERY ROCK WAY • THE FARM AT BRUNSWICK

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



Price: \$384,900
Beds: 3 • Baths: 3
Year Built: 2017
Approx. Sq Ft: 2,486

This spacious, open concept home has been extremely well kept by its conscientious owners, and is ready to be YOUR home! The downstairs consists of the primary bedroom, one guest bedroom, two bathrooms, an office/flex room, laundry room, kitchen, dining area, and a very nicely sized living room. There is a second guest bedroom upstairs along with the bonus room and additional storage

closets. This is a very efficient and comfortable floor plan with plenty of space. The kitchen, dining area and living room are all adjacent to each other, offering plenty of space for entertaining or spending time with family. Plantation shutters adorn the windows, and even the slider that leads to the screened porch.

Learn more at www.TheFarmRealEstate.com

HOME • 9442 OLD SALEM WAY NW • CALABASH • CROW CREEK

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



Price: \$948,000
3 Beds
5 Baths
Year Built: 2023
Approx. Sq Ft: 3,286

This stunning home with two primary suites and an oversized 3-car garage is loaded with high-end finishes. When you enter the double doors, you will be impressed with the open and airy living space with high, vaulted ceilings, linear fireplace with stone surround to the ceiling and grand sliding doors leading to the rear patio area. These very special doors can be opened completely, folded to the side, or left as-is to allow for a single

door egress. Graced with engineered hardwood throughout and a modern color palette, this home is move-in ready for a new set of owners. The kitchen is ideal for those who love to prepare meals and/or entertain, with its massive island and plenty of counter space. The island contains additional storage with cabinets on the front side as well.

Learn more at www.CarolinaColleen.com

HOME • 188 EDGEWATER CIRCLE • SEA TRAIL PLANTATION

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



Price: \$795,000
Approx. Sq/ft: 3,153
Bedrooms: 3
Baths: 2.5
Year Built: 1993
Setting: Water & Golf Views

These conscientious owners have made many thoughtful and aesthetically pleasing updates. This 3 bedroom 2 ½ bathroom beauty sits on a gracious lot with a 180 degree view of the Calabash Creek and Jones hole #4. The light just pours into this open and airy home, giving it a cheery and pleasant feel. Imagine yourself lounging in your sunroom or on your deck, taking in the view. There is plenty of room to

stretch out here, with the primary bedroom downstairs along with the kitchen, living room, dining room, sunroom, powder room and a den. Upstairs are two additional bedrooms, a bonus room and a full bathroom so guests can have their own space, and you can maintain your privacy.

Learn more at www.CarolinaColleen.com

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



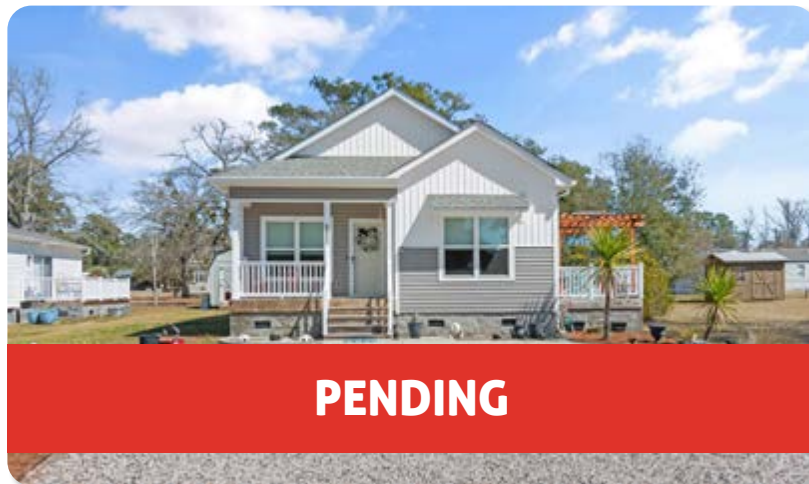
Price: \$215,000
Approx. Sq/ft: 1,539
Bedrooms: 3
Baths: 2
Year Built: 1999
Lot Size: .37

Here is your chance at a very well maintained home on a generously sized, double lot in an extremely convenient area with no HOA! This home has been lovingly cared for by its original owners, and some extra precautions were taken during its construction. There is plenty of space and storage in this 3 bedroom, 2 bathroom home with covered front porch and sunroom. The property also features an additional workshop/lean to building with two covered parking places, a workshop

area, and an upstairs storage loft area. The home is connected to county water and sewer, and there is also a well for irrigation. This is a fantastic and quiet neighborhood, literally around the corner from the town area of Calabash and about 10 minutes from the pristine sands of Sunset Beach. This property is move-in ready and ready for a new set of owners.

Learn More at www.CalabashHomes.com

CONTACT: DARREN BOULEY • CELL: 910.431.7692 • EMAIL: DARREN@SILVERCOASTNC.COM



Price: \$299,000
Approx. Sq/ft: 1,064
Bedrooms: 2
Baths: 2
Year Built: 2020

A delightful 2-bedroom, 2-bath modular home nestled in the highly sought-after Shangrila residential community of Ocean Isle Beach, North Carolina. Built in 2020, this well-maintained home offers the perfect blend of modern comfort and coastal charm. Step inside to discover an inviting open floor plan filled with natural light, ideal for both relaxing and entertaining. The spacious

living area seamlessly connects to a stylish kitchen featuring stainless steel appliances, and attractive cabinetry. The home is being offered mostly furnished, making it move-in ready for its new owners. Enjoy your mornings on the welcoming front porch, sipping coffee and soaking in the coastal breeze.

Learn more at www.SilverCoastNC.com

CONDOMINIUM • 180 CLUBHOUSE ROAD APT 3 • SEA TRAIL PLANTATION

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



Price: \$415,000
Approx. Sq/ft: 1,429
Bedrooms: 3
Baths: 2.5
Year Built: 2005

This 3 BR, 2.5 bathroom Osprey Ridge end unit condo in the vibrant community of Sea Trail is ready for a new set of owners! With an open and airy floor plan, massive porch with EZ Breeze windows, and panoramic views of the golf course and pond, this unit is sure to impress. These conscientious owners have taken excellent care of the home and made several improvements. The primary suite bathroom was updated in 2024 with a tiled, walk-in shower, new toilet, mirrors, countertops and fixtures. All kitchen appliances, washer and

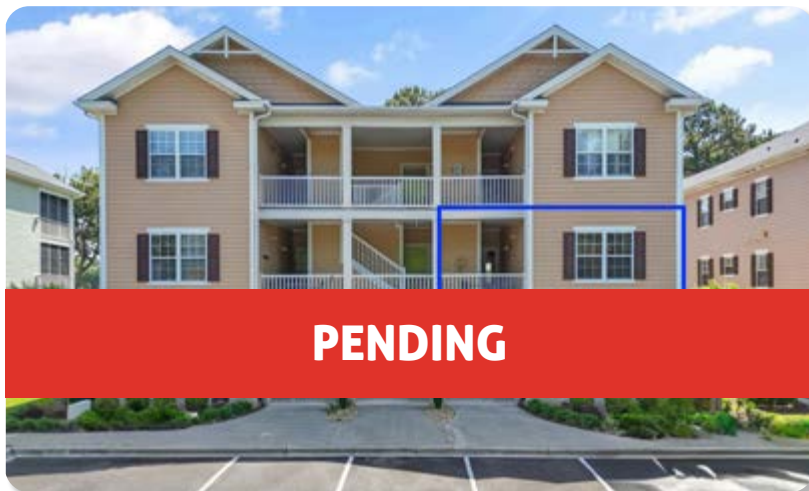
dryer were new in 2024 as well. The water heater was replaced in 2025. The fireplace surround, lighting and paint are other thoughtful upgrades. Two exterior storage closets allow for bicycle or beach gear housing. This location could not be more convenient or ideal, 5 minutes from the pristine sands of Sunset Beach and a stone's throw from the town areas of Sunset Beach, Calabash and Ocean Isle.

Learn More at www.Carolinacolleen.com



CONDOMINIUM • 178 CLUBHOUSE ROAD APT 4 • SEA TRAIL PLANTATION

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



PENDING

Price: \$415,000
Approx. Sq Ft: 1,429
Beds: 3
Baths: 2.5
Year Build: 2005

Osprey Ridge end unit condo in the vibrant community of Sea Trail is ready for a new set of owners! With an open and airy floor plan, massive porch with EZ Breeze windows, and panoramic views of the golf course and pond, this unit is sure to impress. These conscientious owners have taken excellent care of the home and made several improvements. The primary suite bathroom was updated in 2021 with

a tiled, walk-in shower, new vanities and new tile flooring. All kitchen appliances, washer, dryer and water heater are newer as well. The fireplace surround, lighting and paint are other thoughtful upgrades. There is no carpet in this home, with a combination of laminate and tile flooring throughout. Two exterior storage closets allow for bicycle or beach gear housing.

Learn More at www.Carolinacolleen.com



HOME • 9875 TRANQUILITY LANE SW • SUNSET BEACH • SEA WALK

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



Price: \$434,000
Heated Sq Ft: 1,676
Bedrooms: 3
Baths: 2

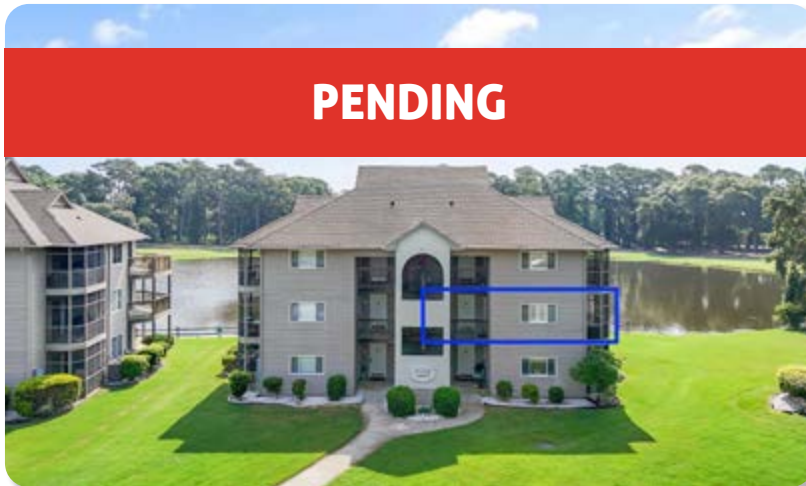
This open and airy home boasts high level finishes and a modern color palette. These conscientious owners have taken excellent care of this home and added several custom features. The finishes throughout this home are high end, including LVP in the living areas, upgraded carpet in the bedrooms, tray ceilings in the living room and primary bedroom, customized lights and fans, custom vanities and marble counters in both bathrooms, and plantation shutters. The spacious living room is open to the kitchen and dining

area, offering very usable living and entertaining space. An electric fireplace with shiplap accent wall adorns the living room as well. Those who love to cook will enjoy this kitchen, complete with a large island, plenty of counter and cabinet space, stainless steel appliances, and a pantry. The primary suite is your retreat at the end of the day, offering tray ceilings, an exquisite primary bathroom with large tiled shower, frameless glass doors, and a large custom closet.

Learn more at www.CarolinaColleen.com

CONDOMINIUM • 811 COLONY PLACE UNIT D • COLONY I

CONTACT: BILL ANDERSON • CELL: 910-880-9475 • EMAIL: LIVECOASTALNC@GMAIL.COM



Price: \$258,500
Approx. Sq/ft: 1,153
Bedrooms: 2
Baths: 2
Mostly Furnished

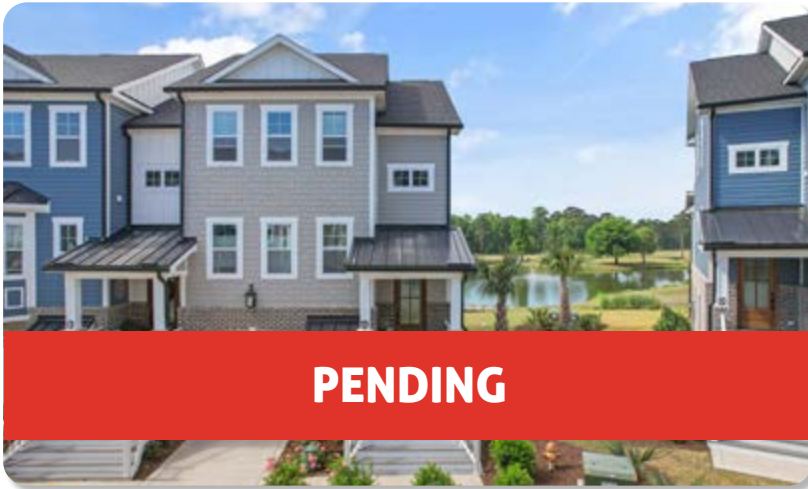
Expansive golf and water views abound in this spacious condo that is just minutes from award winning Sunset Beach! Check out those views! As soon as you walk into this condo you are greeted by water and golf views of the Oyster Bay golf links. The 2 bedroom 2 bath layout makes for a comfortable setting no matter if you are looking for full time living or to use this unit as a short

term rental. YES! Short term rentals are allowed. All the big ticket upgrades have already been done in this property including things like....remodeled kitchen with new cabinets and quartz counters... lvp flooring...newer sliding doors....PLUS it comes mostly furnished with a few exceptions.

Learn More at www.TheJoyfulBrokers.com

TOWNHOME • 620 EASTWOOD PARK ROAD UNIT 18A • SEA TRAIL PLANTATION

CONTACT: BILL ANDERSON • CELL: 910-880-9475 • EMAIL: LIVECOASTALNC@GMAIL.COM



Price: \$674,900
Approx. Sq/ft: 2,582
Bedrooms: 4
Baths: 4
Year Built: 2022
Private Elevator

Are these the best views in Sea Trail? They just might be! Stunning, nearly 180 degree elevated golf and water views await you in this newer (2022) townhome in the Eastwood Bluffs area of Sea Trail in Sunset Beach! In addition to the amazing and peaceful scenery this well maintained townhome comes with lots of EXTRAS including a Tesla charger, hurricane glass enclosed patio, garage cabinets and storage and even an

additional pantry. Ascending to the main living level is a breeze as you have your own elevator that services all 3 floors! On the second level you will find a spacious kitchen with quartz countertops, gas cooktop and a huge island. Shiplap accents bring warmth to the living room which flows nicely out to the hurricane glass enclosed patio.

Learn More at www.TheJoyfulBrokers.com

HOME • 8322 BREAKS TRACE COURT • CAPE SIDE

CONTACT: COLLEEN TEIFER • CELL: 609.868.2393 • EMAIL: CAROLINACOLLEEN@GMAIL.COM



Price: \$814,900
4 Beds | 4 Baths
Year Built: 2004
Approx. Sq Ft: 5,849

This is a home that absolutely must be seen to be appreciated. Nestled on a .45 acre cul-de-sac lot in the quaint and quiet community of Cape Side in Sunset Beach, this Whitney Blair custom built beauty is ready for a set of new owners. No detail has been overlooked in this home. With solid oak hardwood floors and 10 foot ceilings on the first floor, this home feels spacious and airy. The custom trim work and oversized crown moldings help create a feeling of luxury. The spacious kitchen, equipped with custom cabinetry, a large

island, walk-in pantry, and upscale appliances make this kitchen a cook's or entertainer's dream. The 48 inch, 6 burner Kitchen Aid gas stove with griddle area is only two years old. There is even a built-in china cabinet around the corner for all of your occasional dishware and serving pieces. The presence of a formal dining room and an eat-in kitchen area, along with bar seating means that there is plenty of room for guests to gather.

Learn More at www.Carolinacolleen.com



UNIQUE MODERN COASTAL HOME DECOR

We have lots to offer,
furniture, wall art, bedding, home decor & so
much more.

WWW.COASTALHOUSEHOMEDECOR.COM

TEL: 910.579.2256

If you are thinking
of buying a building
lot, then let's talk.
We are land experts.
Call: 800.975.6024

2025 WEEKLY FARMERS MARKETS

OCEAN ISLE BEACH

SUMMER MARKET

BEGINS MAY 6

TUESDAYS

9:00 AM - 1:00 PM

3RD & 5TH WEST THIRD STREET
OCEAN ISLE BEACH NC

SUNSET BEACH

SUMMER MARKET

BEGINS APRIL 17, 2025

THURSDAYS

9:00 AM - 1:00 PM

206 SUNSET BLVD N. SUNSET BEACH, NC

SHALLOTTE

MARKET ON MULBERRY

STARTS APRIL 26ND ENDS JUNE 21

DATES: 4/26, 5/10, 5/24, 6/7, 6/21

9:00 AM - 12:30 PM

123 MULBERRY STREET SHALLOTTE, NC

SHALLOTTE & SUNSET BEACH CONCERTS

SHALLOTTE SUMMER CONCERTS

JOIN US ON THURSDAY NIGHTS FOR OUR SHALLOTTE CONCERTS!
MULBERRY PARK, 123 MULBERRY ST. SHALLOTTE

7:00-9:00 PM

FREE & FAMILY FRIENDLY

THE CATALINAS
TOO MUCH SYLVIA
CHOCOLATE CHIP & COMPANY
THE TONEZ
THOMAS ROAD
JULIO & THE SALTINES
THE ENTERTAINERS
BAND OF OZ
THE EXTRAORDINAIRES

JULY 3, 2025
JULY 10, 2025
JULY 17, 2025
JULY 24, 2025
JULY 31, 2025
AUGUST 7, 2025
AUGUST 14, 2025
AUGUST 28, 2025
SEPTEMBER 4, 2025

*Schedule subject to change. Not responsible for
inclement weather and cancellations.*



SILVER COAST
PROPERTIES

BEACH & COMMUNITY SPECIALISTS

WWW.SILVERCOASTNC.COM • 800.975.6024

SUNSET BEACH CONCERT SERIES 2025

Weekly concerts scheduled on Wednesdays beginning on May 28th and continuing until August 27th. The
Concerts will be held at the town park, 206 Sunset Boulevard North from 6:00 PM to 8:00 PM.

Wednesday, May 28, 2025

North Tower Band

Wednesday, June 4, 2025

Rivermist

Wednesday, June 11, 2025

Mercenaires Band

Wednesday, June 18, 2025

Chocolate Chip & Company

Wednesday, June 25, 2025

The Switch

Wednesday, July 2, 2025

The Extraordinaires

Wednesday, July 9, 2025

Band On Fire

Wednesday, July 16, 2025

Devin Dove Band

Wednesday, July 23, 2025

The Entertainers

Wednesday, July 30, 2025

JB & The Get Down Browns

Wednesday, August 6, 2025

Julio & The Saltines

Wednesday, August 13, 2025

Macdaddys

Wednesday, August 20, 2025

Too Much Sylvia

Wednesday, August 27, 2025

52ND Street Band

*Schedule subject to change. Not responsible for
inclement weather and cancellations.*



SILVER COAST
PROPERTIES

Beach & Community Specialists

www.silvercoastnc.com

800.975.6024

LAND FOR SALE

SEA TRAIL PLANTATION • SUNSET BEACH

629 Kings Trail, Sunset Beach, 28468



Price: \$174,900
Acres: .48
MLS ID: 10049432
Status: Active
Contact: Bill Anderson
Cell: (910) 880-9475
livecoastalnc@gmail.com

Lot 43 Kings Trail, Sunset Beach, 28468



Price: \$199,000
Acres: .49
MLS ID: 100485788
Status: Active
Contact: Bill Anderson
Cell: (910) 880-9475
livecoastalnc@gmail.com

209 Planters Ridge Dr, Sunset Beach, 28468



Price: \$108,000
Acres: .30
MLS ID: 100496774
Status: Active
Contact: Colleen Teifer
Cell: (609) 868-2393
Carolinacolleen@gmail.com

711 Bermuda Walk, Sunset Beach, 28468



Price: \$99,000
Acres: .24
MLS ID: 100505778
Status: Active
Contact: Bill Anderson
Cell: (910) 880-9475
livecoastalnc@gmail.com

LOT 21 BAY CREEK DRIVE • SHALLOTTE • RIVERS EDGE

Price: \$34,000
Acres: .42
MLS ID: 100506271
Status: Active
Contact: Darren Bouley
Cell: (910) 431-7692
Darren@silvercoastnc.com



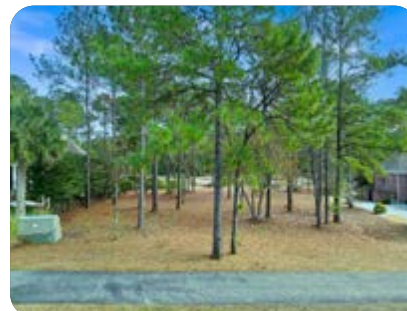
OCEAN RIDGE PLANTATION • OCEAN ISLE BEACH

6673 Lisburn Terrace SW, OIB, NC 28469



Price: \$75,000
Acres: .23
MLS ID: 100513951
Status: Active
Contact: Darren Bouley
Cell: (910) 431-7692
Darren@silvercoastnc.com

6428 Castlebrook Way, OIB, NC 28469



Price: \$126,900
Acres: .32
MLS ID: 100504879
Status: Active
Contact: Bill Anderson
Cell: (910) 880-9475
livecoastalnc@gmail.com

EVENTS & ACTIVITIES

Join the fun this spring and enjoy some local flavor at southeastern North Carolina's events and activities.

Touch Tank Feeding

Date: Friday, July 4, 2025

Time: 11:00 AM - 12:00 PM

Location: Museum of Coastal Carolina

Address: 21 East 2nd Street, OIB

Plan to join us, and, with staff and trained volunteer assistance, you can:

- Gently touch some of our resident sea creatures and learn more about them
- Watch trained volunteers feed the animals

Floyd Friday: The Wall

Date: Friday, July 4, 2025

Time: 7:00 - 8:00 PM

Location: Ingram Planetarium

Address: 7625 High Market St, Sunset Beach

Pink Floyd's classic 1979 epic about personal struggle weaves its story into one of the most popular laser shows ever produced.

4th of July Fireworks Extravaganza Cruise

Date: Friday, July 4, 2025

Time: 8:00 PM

Price: \$35 Adults | \$30 Kids (12 & under)

Location: Calabash Fishing Fleet

Address: 9945 Nacne St, Calabash

Join Us for Our 4th of July Fireworks Extravaganza Cruise!

Celebrate Independence Day in unforgettable fashion aboard the Calabash Fishing Fleet!

Trivia @ Makai

Date: Monday, July 7, 2025

Time: 6:00 PM

Location: Makai Brewing Company

Address: 5850 Ocean Highway West, OIB

Kick off your week with cold brews, good eats, and some friendly competition! Trivia Night with Brent is your Monday night excuse to gather the crew, flex those brain cells, and maybe even win a prize.

TOWNHOUSE • 228 CLUBHOUSE RD UNIT 16-A • SEA TRAIL PLANTATION

CONTACT: BILL ANDERSON • CELL: 910-880-9475 • EMAIL: LIVECOASTALNC@GMAIL.COM



Price: \$359,000
Approx. Sq/ft: 2,195
Bedrooms: 3
Baths: 2
3 Rent-able Units
Short Term Rentals allowed

These townhomes do not come up for sale often, and a quick look tells you why. This end-unit property has 3 bedrooms and 3 bathrooms and over 2,100 square feet. There is plenty of space, but the setup is what makes them special. While the entire home can be used together, with a quick

closing of some adjoining doors, this townhouse can actually be used as 3 different units! The top floor is a self-contained one-bedroom unit with a full kitchen, laundry, and living space with vaulted ceilings.

Learn more at www.TheJoyfulBrokers.com

Salt + Vine Grand Opening!

Date: Monday, July 7, 2025

Time: 12:00 PM

Location: Salt + Wine

Address: 1780-6 Queen Anne, Sunset Beach

Jody Lineberry will be in the shop from 6-8pm. He is a multi-talented musician who will be bringing his wide range of songs to the shop. We will open doors for the first time ever at 12pm. Come celebrate with us!

Sunset Beach Run/ Walk Group

Date: Monday, July 7, 2025 (EVERY MONDAY)

Time: 6:00 PM - 7:00 PM

Location: Sea Trail Golf Resort

Address: 75 Clubhouse Rd, Sunset Beach

We want MONDAYS to become your new favorite day of the week! 3-5 Miles at your own pace! We have all levels so someone will be happy to go at your pace with you! Help us hit our record this week of 40 runners and walkers!

Good As Gold Permanent Jewelry @ Nail'D It OIB

Date: Thursday, July 10, 2025

Time: 4:00 PM - 6:00 PM

Location: Nail'D It OIB

Address: 925 Seaside Rd SW, Ocean Isle Beach, NC 28469

We are excited to announce that Good As Gold permanent jewelry will be at our salon along with Crowned in Grace trucker hats on July 10th from 4-6 PM! We are super excited!

Art in the Park

Date: Tuesday, July 15, 2025

Time: 10:00 AM - 11:00 AM

Location: Town Center Park

Address: 11 E 2nd St, Ocean Isle Beach, NC 28469

Let kids explore their creative side at this FREE craft-making activity at Town Center Park.



MEET STYLIST RYLEE STYERS

I really enjoy giving haircuts that bring out people's best features. Being a naturally curly girl myself, I enjoy doing perms so others can be curly girls too! I love using my creativity to design event hairstyles for my clients' big days, like prom, family photos, weddings, & more. I want to make my clients feel & look their best. Life isn't perfect, but your hair can be!

Contact Rylee today to learn more about her services or book an appointment online.

10% OFF ANY SERVICE FOR NEW CLIENTS

Tel: 910.690.4263

Email: ryleestyers@gmail.com

Book: www.oceanshairstudio.com



Battle at the Border 2025

Date: Saturday, July 26, 2025

Time: 9:00 AM

Location: Indigo Farms Market

Address: 1542 Hickman RD NW, Calabash NC

It is time to begin the planning for our annual team competition against the Wilmington Roadrunners. What could possibly be more fun than roaming the woods and fields on a hot July day with hundreds of your friends for 3 1/2ish miles?! More fun than probably legally allowed in both North and South Carolina!!!

Coastal Wine & Tap

Date: Thursday, August 28, 2025

Time: 5:30 PM

Location: Coastal Wine & Tap

Address: 20 East Second Street, OIB, NC 28469

Excellent wine, craft beer, small plates, great service and interesting conversation on OIB! Never E Nuff will be performing at Coastal Wine and tap. They are an acoustic duo based in Coastal NC playing classic rock, soul and much more.



Turtle Time!

Presented by Sunset Beach Turtle Watch

Sundays

Every Sunday

**7PM at Sunset Properties Parking Lot
(Weather Permitting)**

Free & Featuring Sea Turtles!

Great Fun & Educational

www.sunsetbeachturtles.org

STUNNING CUSTOM HOME



9442 OLD SALEM WAY NW
CALABASH • CROW CREEK
PRICE: \$948,000
3 BEDS • 5 BATHS



TOWN CONCERTS & MOVIES

OCEAN ISLE BEACH 2025 CONCERT SERIES FRIDAYS

AT TOWN CENTER PARK, 11 E SECOND ST, 6:30 PM TO 8:00 PM

In the case of inclement weather, concerts on that date may be cancelled.

MAY 25	THE MAIN EVENT BAND
JUNE 6	CHRISTINE MARTINEZ
JUNE 13	THE ENTERTAINERS
JUNE 20	THE TONEZ
JUNE 27	BLACKWATER BAND
JUNE 30	THE EXTRAORDINAIRES
JULY 11	THE CATALINAS
JULY 18	CHOCOLATE CHIP & COMPANY
JULY 25	TOO MUCH SYLVIA
AUGUST 1	BAND OF OZ
AUGUST 8	GARY LOWDER & SMOKIN HOT
AUGUST 15	THE EMBERS FT. CRAIG WOODARD
AUGUST 22	SPECIAL OCCASION BAND
AUGUST 31	CONTINENTAL DIVIDE

BEACH AND COMMUNITY SPECIALIST



www.silvercoastnc.com
info@silvercoastnc.com
Tel: 800.975.6024

OCEAN ISLE BEACH MOVIES IN THE PARK

FREE

**MOVIE
NIGHT**

*Weather Permitting

Summer 2025

Wednesdays at the Town Center Park beginning at dusk. 11 E. 2nd Street, Ocean Isle Beach. Food vendors will be available. Bring a chair and a blanket to enjoy a movie under the stars.

Wednesday, May 21st
Adventures of Rufus: The
Fantastic Pet
Wednesday, May 28th
Alexander & the Terrible,
Horrible, No Good, Very
Bad Day

Wednesday, June 4th
Despicable Me 3
Wednesday, June 11th
Hotel Transylvania:
Transformania

Wednesday, June 18th
A Dog's Way Home
Wednesday, June 25th
Under the Boardwalk
Wednesday, July 2nd
Playmobil: The Movie
Wednesday, July 9th
The Pirates! Band of
Misfits

Wednesday, July 16th
Surf's Up
Wednesday, July 23rd
The Tiger's Apprentice
Wednesday, July 30th
Planet 51
Wednesday, Aug 6th
The Croods
Wednesday, Aug 13th
Sinbad: Legend



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