



2007 South Ocean Boulevard  
Myrtle Beach, SC  
OPENED SEPTEMBER 2006



The glass enclosed lobby gives Grand Atlantic Resort a dramatic boulevard entrance to the covered parking.

All Oceanfront  
Spacious 1, 2, 3 and 4 bedroom plans  
Decorator Furnishings & Accessories

Sales & Marketing By



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Varying unit depths give the oceanfront view a tiered look and enhance balcony privacy.



Grand Atlantic features grand lobby registration area, covered parking, indoor and outdoor water amenities, and spacious all oceanfront condos.





## Grand Atlantic Ocean Resort

New Construction - Opened September 2006

The Hoffman Group is proud to have co-marketed the ALL NEW **Grand Atlantic Resort** and to have represented the Wellons family who have been successful resort operators in the Myrtle Beach market for some 35 years. Their Firebird hotel, replaced by Grand Atlantic, had a large and loyal following, particularly among “snowbirds” from the North seeking our Grand Strand’s winter warmth!

Located at 2007 S. Ocean Boulevard, the Grand Atlantic Resort enjoys a spectacular architectural design by Pegram & Associates. Its instant eye appeal is enhanced by an array of features including enclosed corridors, an amenity not usually found in Myrtle Beach oceanfront properties.

The city of Myrtle Beach granted a Planned Unit Development (PUD) designation to the resort, allowing for 20 stories and a total of 133 condominium units. Each of the one, two, three or four bedroom floor plans is particularly spacious ranging from 776 to 1779 heated square feet. All feature oceanfront balcony, full kitchen, and designer furnishings and accessories. The “A” 4-bedroom, “B” 3-bedroom and “D” 2-bedroom are actually double bay units with balcony access from both the living area and the master suite.

Resort amenities include an array of indoor and outdoor water facilities including swimming pools and lazy river as well as on-premises management services, covered parking, exercise center and meeting rooms.

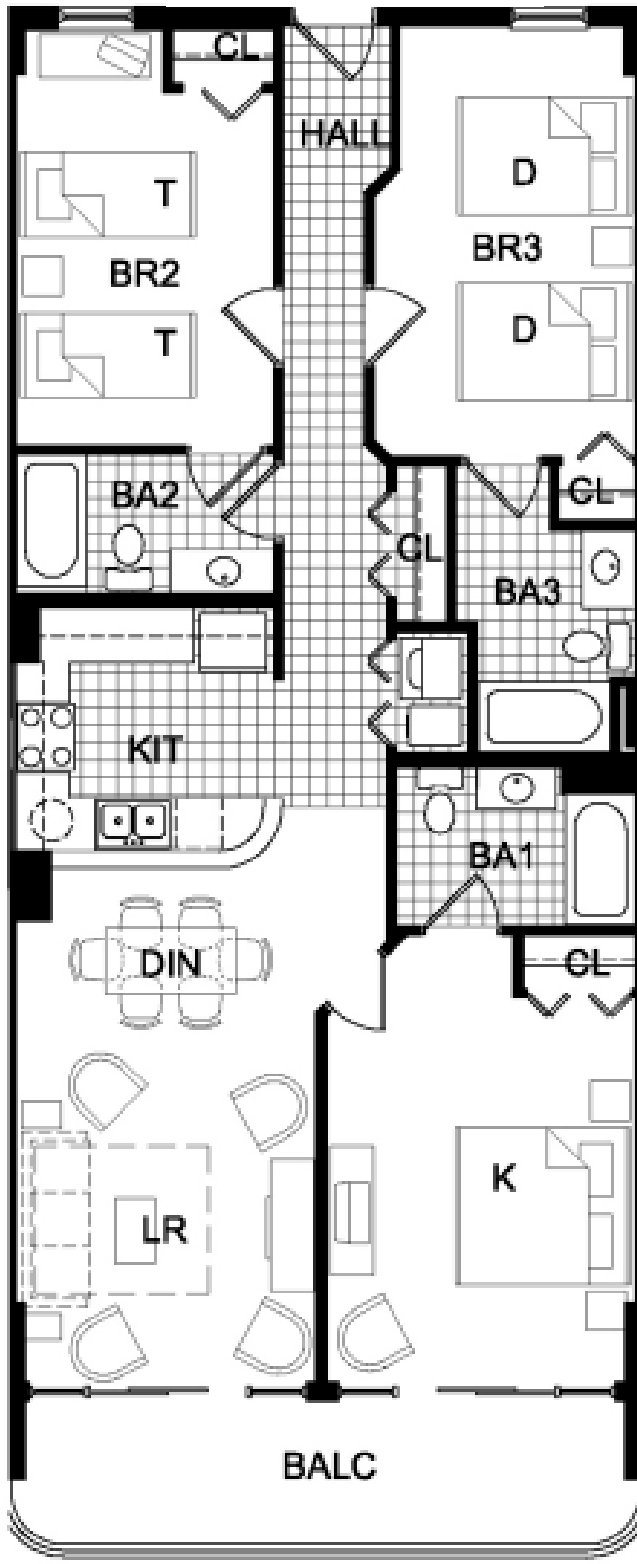
Purchasers were thrilled with the finished product when the resort opened in September 2006 and only a few have offered their units to the resale market. Call The Hoffman Group today to learn about any available purchase opportunities in the exceptional Grand Atlantic Ocean Resort.

Grand Atlantic Resort  
Unit A  
4-Bedroom  
1779 heated square feet



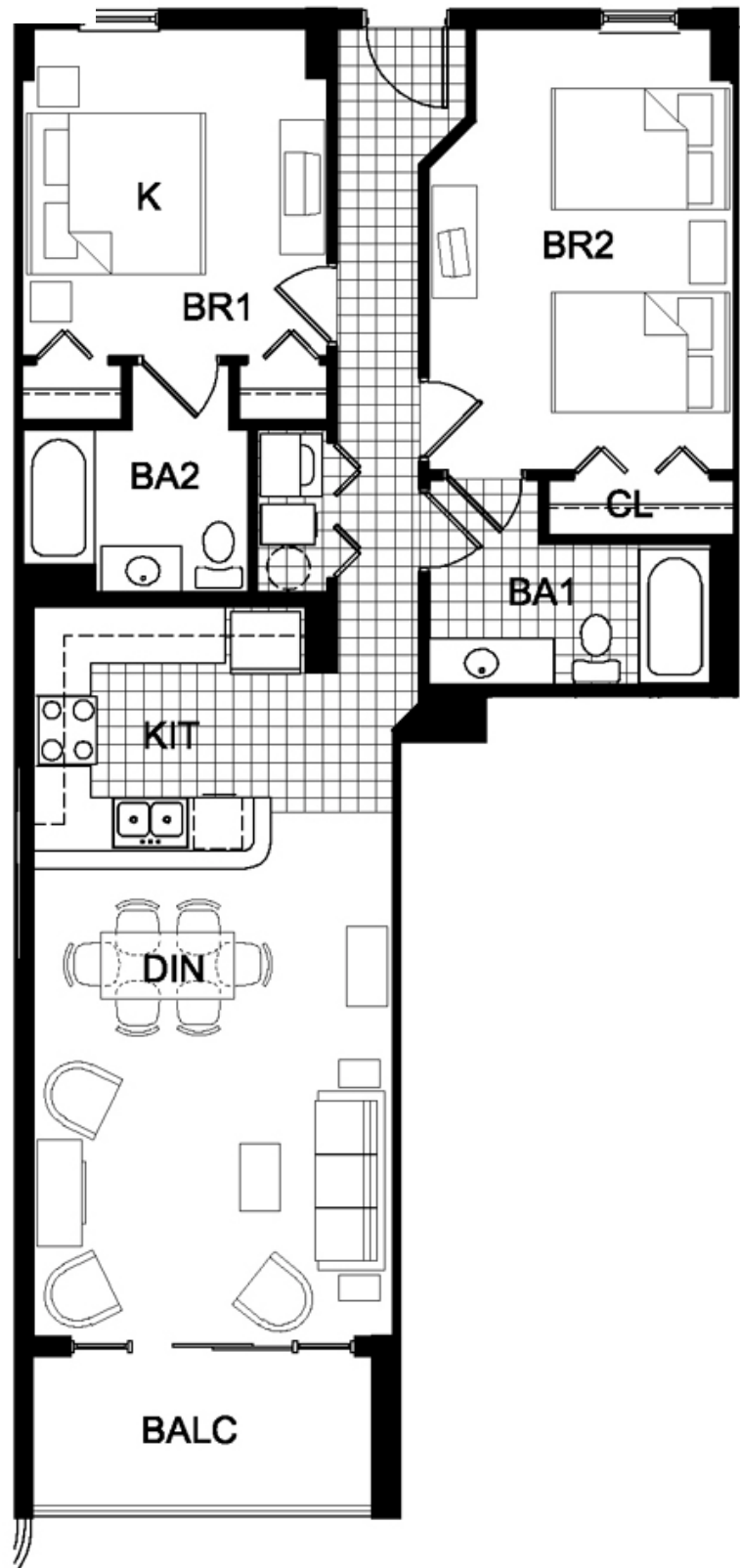
NOTE: All maps, plans, landscaping and elevation renderings are artist's conceptions and are not to scale. The developer/builder reserves the right in its sole discretion to make changes or modifications to maps, plans, specifications, materials, features, and colors without notice.

Grand Atlantic Resort  
Unit B  
3-Bedroom  
1276 heated square feet



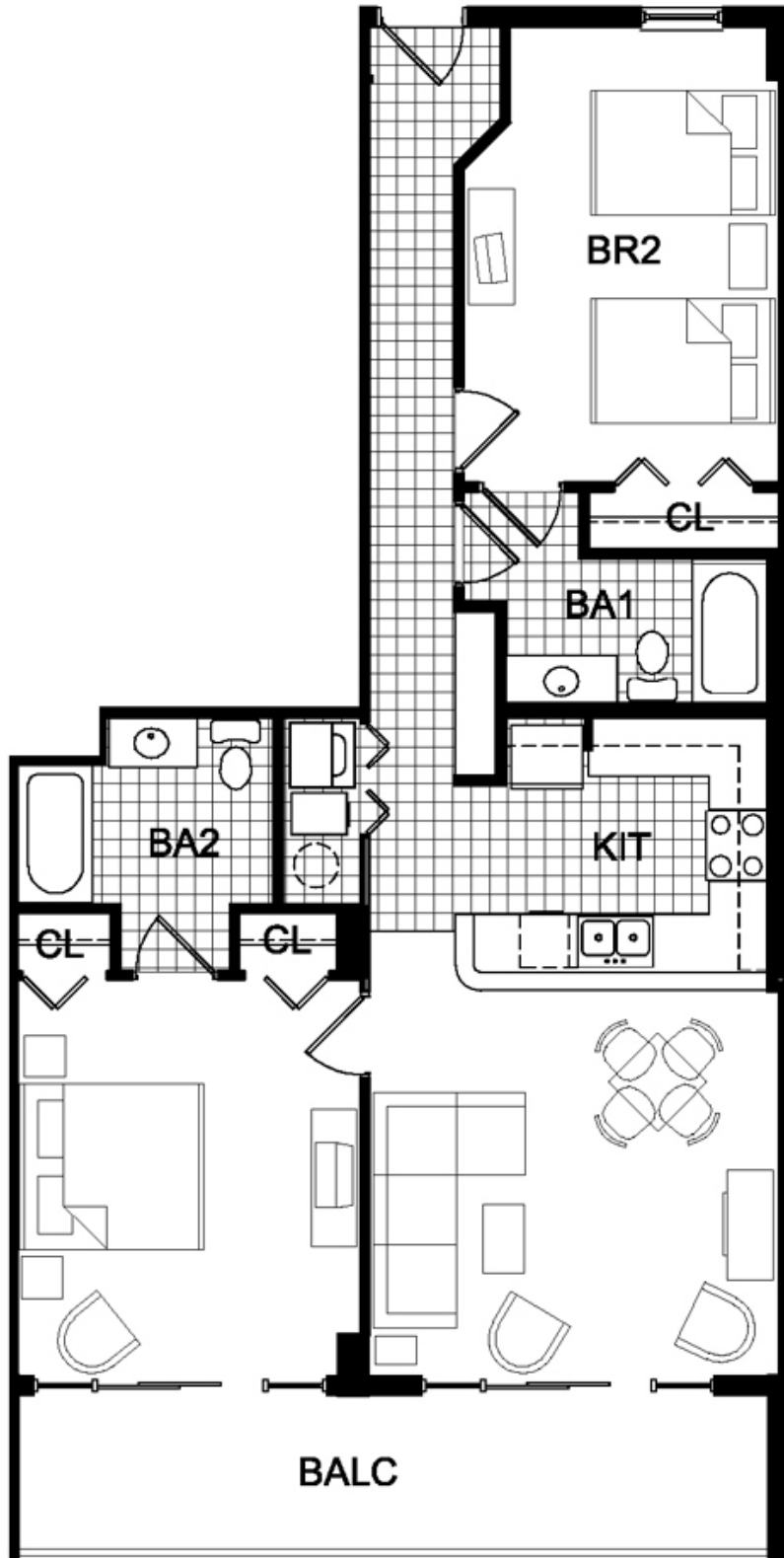
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Grand Atlantic Resort  
Unit C  
2-Bedroom  
1035 heated square feet



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Grand Atlantic Resort  
Unit D  
2-Bedroom  
1074 heated square feet



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Grand Atlantic Resort  
Unit E  
1-Bedroom  
776 heated square feet



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## Grand Atlantic - Typical Unit Plan