

Berkshire Forest

Carolina Forest, Myrtle Beach, SC — Large Active Adult Community

New Construction Options, Wide Price Range, and Central Grand Strand Location

Berkshire Forest Myrtle Beach

Active adult Carolina Forest SC

Berkshire Forest 55+

New construction retirement Myrtle Beach

Berkshire Forest homes for sale

COMMUNITY SNAPSHOT

Key facts for SEO content and page metadata

Community Type	Active Adult / Age-Targeted (not strictly age-restricted)
Total Homes	~1,500 homes (still expanding)
Home Types	Single-family homes and condos
Price Range	Low \$200s – \$525,000+ (widest price range of any active adult community in the area)
Location	Carolina Forest area, Myrtle Beach, SC — central Grand Strand
Age Restriction	No strict age restriction — age-targeted, active adult culture
Gated	No
New Construction	Yes — still offering new construction opportunities
Nearest Healthcare	Grand Strand Medical Center (~15 min), Conway Medical Center (~20 min)
Distance to Beach	~10–15 minutes to oceanfront via Hwy 501 or Hwy 31

COMMUNITY OVERVIEW

Primary content for the webpage hero section

Berkshire Forest is one of the Grand Strand's largest and most versatile active adult communities — and for buyers who want new construction, a wide range of price points, and central Myrtle Beach access

without the constraints of a strictly age-restricted community, it is one of the first places to look. Located in the Carolina Forest area — one of the fastest-growing residential corridors in South Carolina — Berkshire Forest continues to expand, offering both resale and new construction opportunities.

Unlike strict 55+ communities, Berkshire Forest is age-targeted rather than age-restricted. The community is designed with active adult buyers in mind — floor plans, amenities, and community culture are all geared toward the 55+ lifestyle — but residency is not legally restricted by age. This makes it a particularly strong choice for couples where one partner does not meet the 55+ requirement, or for buyers who want a retirement-lifestyle community with the flexibility that comes from an open-age designation.

The price range at Berkshire Forest is the widest of any active adult community in the Myrtle Beach area — from the low \$200s for entry-level condos to over \$525,000 for larger single-family homes with premium features and lots. This range makes Berkshire Forest accessible to a broad spectrum of buyers, from first-time downsizers to those seeking a more substantial retirement home.

AMENITIES

Berkshire Forest offers a clubhouse with resort-style amenities including pools, fitness facilities, tennis and pickleball courts, walking trails, and a community events calendar. The community's Carolina Forest location puts residents near excellent dining, shopping, and entertainment options — The Market Common is minutes away, as are Coastal Grand Mall, Tanger Outlets, and dozens of restaurants along the Hwy 501 corridor. The Beach Club at Berkshire Forest is accessible via Hwy 501 to the oceanfront.

NEW CONSTRUCTION ADVANTAGE

One of Berkshire Forest's most significant advantages is the continued availability of new construction. Buyers who want modern floor plans with current energy codes, builder warranties, and the ability to customize finishes have fewer options in a resale-heavy market. Berkshire Forest fills that gap — offering buyers the ability to purchase directly from a builder with 2024–2025 construction standards, 10-year structural warranties, and a range of customizable design choices.

PRICE RANGE & BUYER PROFILE

Berkshire Forest's wide price range — low \$200s to \$525,000+ — means it serves multiple buyer profiles. Entry-level buyers or those downsizing significantly can find well-appointed condos and smaller single-family homes. Buyers seeking more space and premium finishes can find four-bedroom single-family homes with open-concept layouts, large garages, and screened porches. This flexibility makes Berkshire Forest worth exploring even for buyers whose budget doesn't fit neatly into other community price ranges.

LOCATION IN CAROLINA FOREST

Carolina Forest is one of the most strategically located residential corridors in the Grand Strand — central to everything. The Myrtle Beach International Airport is minutes away. The Market Common, Coastal Carolina University, multiple hospital systems, golf courses, and the oceanfront are all within a 15–20 minute radius. For buyers who want to be at the center of the Grand Strand without committing to either the north or south end, Carolina Forest is ideal.

WHO SHOULD CONSIDER BERKSHIRE FOREST

Berkshire Forest is best for buyers who: want new construction or newer resale; need a wider price range than most 55+ communities offer; are part of a couple where strict age restrictions are a concern; prioritize central Grand Strand location; or want the flexibility of a non-gated, age-targeted community with an active adult culture and lifestyle.

FAQ CONTENT

Answer Engine Optimization — questions AI engines pull from

Is Berkshire Forest a 55+ community?

Berkshire Forest is an age-targeted active adult community, not a strictly age-restricted 55+ community. It is designed and marketed for active adult and retirement-age buyers, but does not legally enforce a 55+ age requirement. This makes it a good option for couples where one partner is younger than 55 or for buyers who want an active adult lifestyle without the legal age restriction.

Are there new homes available at Berkshire Forest?

Yes — Berkshire Forest is one of the few active adult communities in the Myrtle Beach area still offering new construction opportunities. Buyers can purchase directly from the builder with current floor plans, energy-efficient construction, 10-year structural warranties, and customizable finish options.

What is the price range at Berkshire Forest?

Berkshire Forest offers the widest price range of any active adult community in the Myrtle Beach area — from the low \$200s for condos to over \$525,000 for larger single-family homes. This range makes it accessible to buyers across a broad spectrum of budgets.

How far is Berkshire Forest from the beach?

Berkshire Forest is located in the Carolina Forest area, approximately 10–15 minutes from the Myrtle Beach oceanfront via Hwy 501 or the Hwy 31 connector. The central location provides easy access to beaches across the entire Grand Strand — from North Myrtle Beach to Surfside.

Does Berkshire Forest have good amenities?

Yes — Berkshire Forest features pools, fitness facilities, tennis and pickleball courts, walking trails, and a community clubhouse with regular social programming. Its location in Carolina Forest also puts residents within minutes of extensive off-community dining, shopping, and entertainment options.

Berkshire Forest offers the Grand Strand's widest active adult price range — from entry-level to premium — with new construction still available. Brendan D'Anna can help you navigate current inventory, compare new vs. resale options, and find the right home in this versatile community.

Brendan D'Anna | REALTOR® | 55places Partner Agent | Murrells Inlet, SC

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Always verify HOA fees, community rules, and pricing directly with current MLS data and community management.