

Avoca Beach, 1/179 Avoca Drive

Unbeatable Retail Investment in the Heart of Avoca Beach

Located in one of the most sought-after coastal destinations on the Central Coast, this exceptional retail property presents an incredible investment opportunity. Situated in a high-traffic area, this strata retail shop is home to two well-established and popular tenants, ensuring a steady flow of customers and a vibrant, community-oriented atmosphere.

Tenant Details:

Waves Cafe: This bustling cafe is a beloved spot for both locals and tourists, offering a cozy atmosphere and delicious coffee. The lease expires in October 2026, with an option for an additional 5 years, ensuring long-term stability and continued patronage.

Avoca Beach Newsagency & Post Office: Serving as an essential service for the community, the newsagency & post office is a cornerstone of the area. The lease expires in June 2026 and also has an option for an additional 5 years, providing a reliable and steady income stream.

For Sale
Contact Agent

Building Area
87sqm

Contact
Tom Bore
0402 938 144
tom.bore@ljhooker.com.au

Ben Purdue
0450 719 600
ben.purdue@ljhooker.com.au



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

Terrigal | Erina
(02) 4385 8444

Key Features:

- * **Prime Location & High Visibility:** Situated in a bustling, well-trafficked area with great exposure to both local residents and tourists, ensuring maximum foot traffic and visibility.
- * **Dual Income Streams:** Benefit from the solid, established income from two community-centric businesses, each integral to the area's daily life.
- * **Coastal Charm:** Enjoy the relaxed, beachside lifestyle while owning a piece of commercial property at the heart of this vibrant community.
- * **Strong Tenant Demand:** Both tenants are key pillars in the Avoca Beach locale, offering long-term stability and minimal vacancy risk.

Why Avoca Beach? Avoca Beach is a premier destination known for its breathtaking coastline, welcoming community, and thriving local businesses. With a steady influx of both residents and tourists, this is a rare opportunity to own a piece of retail real estate in a flourishing, well-loved coastal town. Whether you're attracted by the stunning beach, the local markets, or the wide array of recreational activities, Avoca Beach offers the perfect blend of lifestyle and investment potential.

For more information on this rare chance to secure a prime retail space in one of the Central Coast's most desirable locations. Call Tom Bore 0402 938 144 or Ben Purdue 0450 719 600 today!

More About this Property

Property ID	34SHXT
Property Type	Retail
Building Area	87 m2
Land Area	87 m2

Tom Bore 0402 938 144

Commercial Sales Consultant | tom.bore@ljhooker.com.au

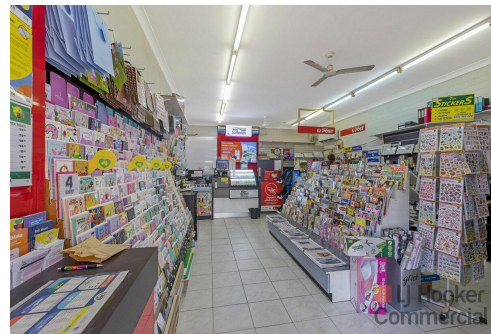
Ben Purdue 0450 719 600

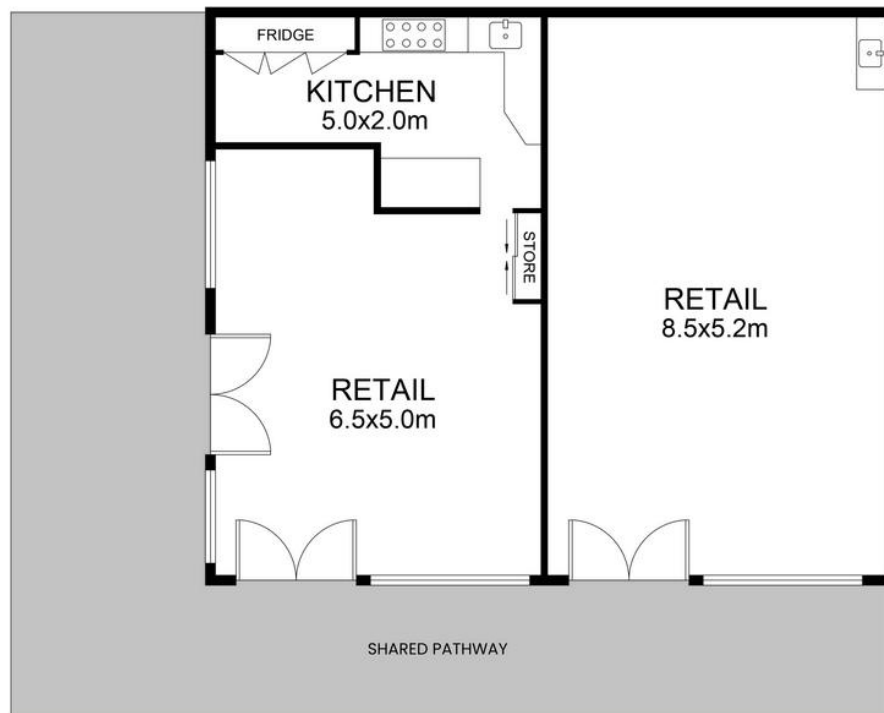
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LJ Hooker Commercial

1/179 Avoca Drive, Avoca Beach

Scale in metres. Indicative only. Measurements and dimensions are approximate.
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INT : 87 m²

