



Shop 1/2 Ocean Street, Budgewoi

Waterfront Retail Gem with Spacious Deck in Budgewoi Circle!

Located in the heart of Budgewoi Circle, this retail shopfront is in close proximity to the popular Budgewoi Hotel, ensuring a steady stream of potential customers. The area is known for its beautiful waterways, parks, and a nearby caravan park, making it a hub for both locals and tourists. The vibrant community and picturesque surroundings create a welcoming atmosphere, perfect for establishing a successful business.

Property Features:

- 117m²* (59m²* retail space + 58m²* deck)
- High Foot Traffic Location
- Glass Shopfront with double doors opening onto the deck
- Private Amenities
- Freshly painted interior
- Absolute Waterfront

This stunning waterfront retail space offers endless possibilities for your business. Imagine opening a charming café or restaurant with outdoor seating on the deck, allowing customers to enjoy the beautiful

FOR LEASE

\$42,000 pa net + GST

BUILDING AREA

62sqm

AGENTS

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

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

AGENCY

Terrigal | Erina
(02) 4367 4222

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 LJ Hooker Commercial

water views. A boutique retail store could thrive here, offering unique clothing, accessories, or gifts with a picturesque backdrop. Health and wellness studios, such as yoga or pilates studios, would find this location ideal for serene outdoor classes. Beauty salons or spas can cater to both locals and tourists seeking relaxation and beauty treatments. Specialty grocery stores offering gourmet or organic products would be a great fit, as would art galleries or craft stores showcasing local artists and craftspeople. The unique feature of boat docking adds an extra layer of convenience and appeal for customers arriving by water.

- Approximately

For more information or to arrange an inspection, please call Tom Bore 0402 938 144 or Ben Purdue 0450 719 600 today!

MORE DETAILS

Property ID	34KHXT
Property Type	Retail Offices
Building Area	62 m2
Land Area	120 m2

Tom Bore 0402 938 144

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

Ben Purdue 0450 719 600

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