



Shop 2/82a Ocean View Drive, Wamberal

## Prime Retail Space on Ocean View Drive

Discover the perfect location for your business on Ocean View Drive in Wamberal. This commercial retail space offers 40m<sup>2</sup> of potential, ideally situated to capitalize on local and tourist traffic. The vibrant community of Wamberal is known for its friendly atmosphere and proximity to stunning beaches, providing a lively backdrop for your venture.

Wamberal offers a unique blend of coastal charm and bustling activity, making it an attractive spot for businesses looking to establish themselves in a supportive environment. With its close-knit community and ever-growing visitor numbers, your business will benefit from the steady foot traffic and local patronage.

### Features Include:

- Glass shopfront
- Beachside location
- Maximum exposure for passing traffic
- Rear access from carpark
- One (1) allocated car space

Seize this opportunity to set up shop in a location that promises growth and visibility. The demand for retail space in this sought-after

### FOR LEASE

\$39,500 + Outgoings & GST

### BUILDING AREA

40sqm

### 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

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.

 **LJ Hooker Commercial**

area is high, so act now to secure your spot on Ocean View Drive. For more information or to arrange an inspection, please call Ben Purdue 0450 719 600 or Tom Bore 0402 938 144 today!

## MORE DETAILS

Property ID	3BPHXT
Property Type	Retail Offices
Building Area	40 m2
Land Area	40 m2
Outgoings	\$7,350.00

### Tom Bore 0402 938 144

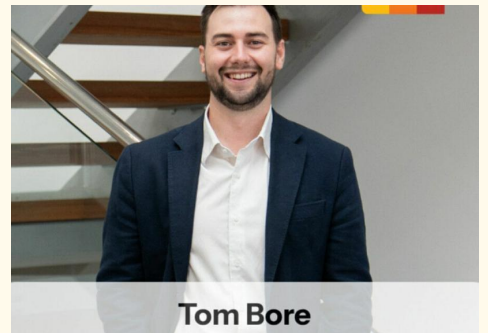
Commercial Sales Consultant | [tom.bore@ljhooker.com.au](mailto:tom.bore@ljhooker.com.au)

### Ben Purdue 0450 719 600

Principal Licensee | [ben.purdue@ljhooker.com.au](mailto:ben.purdue@ljhooker.com.au)

### Terrigal | Erina (02) 4367 4222

Level 1, Suite 1, 18 Karalta Road, ERINA NSW 2250  
[terrigan.ljhcommercial.com.au](mailto:terrigan.ljhcommercial.com.au) | [erina@ljhooker.com.au](mailto:erina@ljhooker.com.au)



Tom Bore