



## AFFORDABLE RETAIL LOCATION - THE AVENUE ARCADE NEWPORT

Retail • Medical/Consulting • Offices

Newport, address available on request

**Floor Area:** 65 m<sup>2</sup>

### Property Description

Shop 4, 74.4m<sup>2</sup> Approx Available

Shop 3, 65.3m<sup>2</sup> Approx Under Contract

The Avenue Arcade Newport is situated on busy Barrenjoery Road and located in the heart of the thriving Newport Business community. The Arcade features a busy pedestrian traffic thoroughfare to the rear Council car park with ample parking for both clients and staff. Two shops are available and both have extensive main road exposure. There is a choice of areas ranging in size from 65.3m<sup>2</sup> to 74.4m<sup>2</sup>. The shops are offered for lease from \$40,000 pa Gross plus GST.

Newport is fast becoming a growing, vibrant retail strip that offers so much to locals, including the convenience of shopping locally for all their day to day requirements. These shops are an attractive option for commercial or retailers users alike with excellent window exposure, passing foot traffic and car parking. All this and such close proximity to famous Newport Beach.

This is a great opportunity for small, medium or large retailers to be located in such this desirable location. The premises are suitable for a wide variety of uses, from service based retailers, food operators, office/commercial, including consulting rooms, medical, health or fitness.

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**Leased**

Leased: Wed 09-Dec-20