



### Shop 3/1 Ocean Grove Avenue Cronulla NSW

This prestige strata retail premises is well located in prominent restaurant precinct close to Cronulla's CBD, beaches and transport.

Features include:

- \* Outstanding Investment Opportunity
- \* 276m<sup>2</sup> internal and outdoor dining area
- \* 3 car spaces (57m<sup>2</sup>)
- \* Excellent, quality tenant
- \* Great location with high volume of pedestrian traffic

Contact Lexene David today on 9544 0000 for more information or to arrange an inspection.

**Building Size** : 276 sqm  
**View** : <https://www.paynepacific.com.au/sale/nsw/sutherland/cronulla/commercial/retail/5874245>



**Lexene David**  
9544 0000