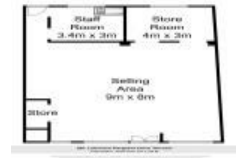


287 Lawrence Hargrave Dr, Thirroul, NSW 2515

Leased - \$45,000

Medical/Consulting



## FOR LEASE – Prime Retail / Consulting Space | Heart of Thirr

Position your business in one of Thirroul's most tightly held and vibrant retail precincts.

This well-presented shopfront is perfectly located directly on the bus stop and in the heart of Thirroul, providing constant foot traffic and exceptional daily exposure. With large front windows allowing abundant natural light and clear signage opportunities, this space offers outstanding visibility for retail, professional services, or consulting use.

### Property Features:

- Prime central Thirroul location
- Directly positioned at bus stop – high pedestrian exposure
- Prominent street frontage with excellent signage potential
- Large display windows with natural light throughout
- Rear access for convenience and deliveries
- Well-maintained charming façade with character appeal
- Flexible layout suitable for retail, consulting, or boutique office use

Surrounded by established cafés, specialty retailers, and professional services, this location offers strong local patronage and consistent passing trade.

An opportunity to secure a character-filled space in one of the Northern Illawarra's most sought-after retail strips. Please contact our office to arrange an inspection.

### Open for Inspection

By Appointment.

### Listed By

Christina Comelli

Mobile: 0402 811 002



Listing Number: 3523913