



INFORMATION MEMORANDUM

# SHOP 5, 15-17 WALLIS ST, FORSTER

POSITION YOURSELF IN THE HEART OF  
FORSTER





## SUMMARY

Positioned in the vibrant heart of Forster, this newly renovated commercial shop presents a prime opportunity to secure a high-exposure space within a tightly held retail precinct. Offering a modern open-plan layout and strong street presence in the popular Sundek Plaza, it's a turnkey setting to establish or elevate your brand in this thriving coastal destination.

<b>Address</b>	Shop 5, 15-17 Wallis Street, Forster NSW 2428
<b>Legal Description</b>	Lot 23 SP18357
<b>Overview</b>	Commercial shop w/ reception, 2 treatment rooms, office/storage, kitchenette & bathroom
<b>Price Guide</b>	\$550,000
<b>Zoning</b>	E2 - Commercial Centre Zoning
<b>Site Area</b>	79 sqm (internal)
<b>Inspections</b>	Inspections via agent



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15-17 Wallis Street, Forster (Shop 5), presents a prime commercial opportunity within the tightly held Sundek Plaza, positioned in the vibrant heart of Forster's CBD.

This newly renovated ground-floor suite offers a versatile layout comprising a spacious reception area, two treatment rooms, an office/storage room, a kitchenette, a private bathroom and an outdoor patio, all designed to support seamless day-to-day business operations.

With strong street exposure, excellent signage potential and consistent foot traffic just moments from Wallis Lake and Forster Main Beach, the property is ideally suited to beauty, retail, medical or professional services (STCA). Zoned E2 Commercial Centre, it provides flexibility for a wide range of commercial uses within one of the Mid North Coast's fastest-growing coastal hubs.

Surrounded by established cafés, retailers, accommodation providers and benefiting from convenient off-street customer parking, this is a turnkey opportunity to establish, relocate or invest in a high-profile coastal commercial asset.





## PARTICULARS



### FINANCIALS

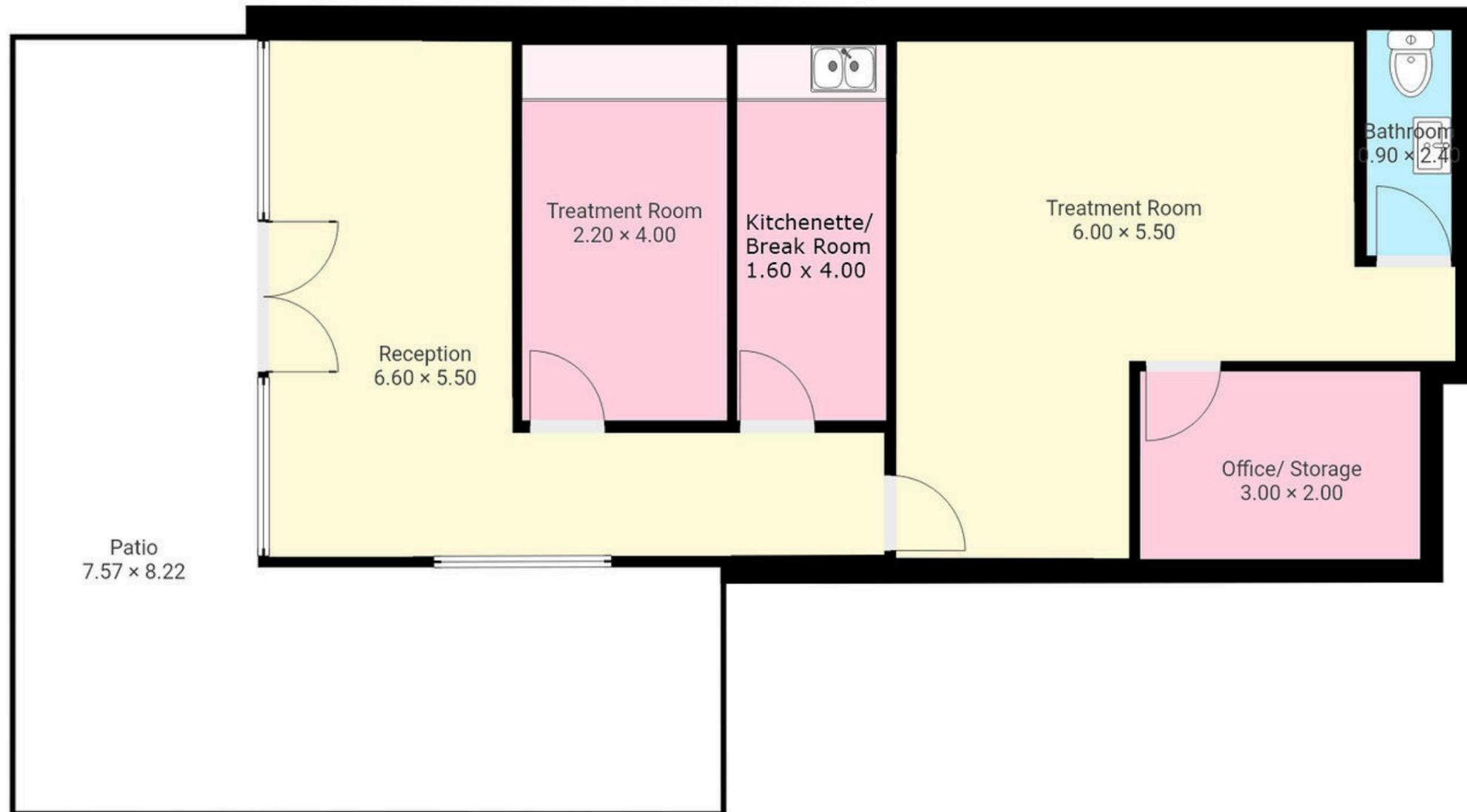
Council \$920 P/Q  
Strata \$1,197 P/Q (water incl.)  
Rental Income \$35,000 P/A

### SPECIFICATIONS

2024 Renovation  
Berg Building  
Issued OC  
500x500 Tiled Flooring  
15L Hot Water System

### SERVICES

Electricity - Origin Energy  
Internet - Superloop 5G



23/ 15-17 Wallis Street, Forster NSW

This floor plan including fixture measurements and dimensions are approximate and for illustrative purposes only.



## OPPORTUNITY

Positioned within the thriving Forster CBD, this **high-exposure commercial suite** presents a compelling opportunity for investors and owner-operators alike.

For investors, the property offers a **low-maintenance, strata-titled asset** in a tightly held coastal precinct, with strong leasing appeal to beauty, medical, allied health and boutique retail operators. The modern 2024 fit-out, practical layout and prominent glass frontage enhance tenant demand and minimise future capital expenditure.

For business owners, this is a turnkey opportunity to establish or relocate your brand in one of the **Mid North Coast's fastest-growing lifestyle destinations**. Surrounded by established retailers, cafés, accommodation providers and just moments from Wallis Lake and Main Beach, the location benefits from consistent foot traffic and year-round tourism.

With E2 Commercial Centre zoning allowing for a wide range of commercial uses (STCA), this versatile space is ideally suited to:

- Beauty and aesthetics clinics
- Allied health and consulting rooms
- Boutique retail
- Professional services
- Showroom or hybrid retail models

Whether seeking a strategic coastal investment or a high-profile base for your business, this property delivers flexibility, exposure and long-term growth potential in a prime CBD setting.





## LOCAL GROWTH & DEVELOPMENT

Forster is experiencing strong regional growth, driven by significant public and private investment, upgraded infrastructure, and ongoing lifestyle migration from metropolitan areas. Its blend of coastal charm, modern amenities, and natural beauty continues to attract new residents, supporting steady property and economic expansion.

### Forster's Main Beach Development

A comprehensive 30-year vision to revitalise the town's foreshore, the Forster Main Beach Masterplan will enhance accessibility, public spaces, and commercial activation — reinforcing Forster's position as a leading coastal destination and supporting sustained tourism and local business growth.

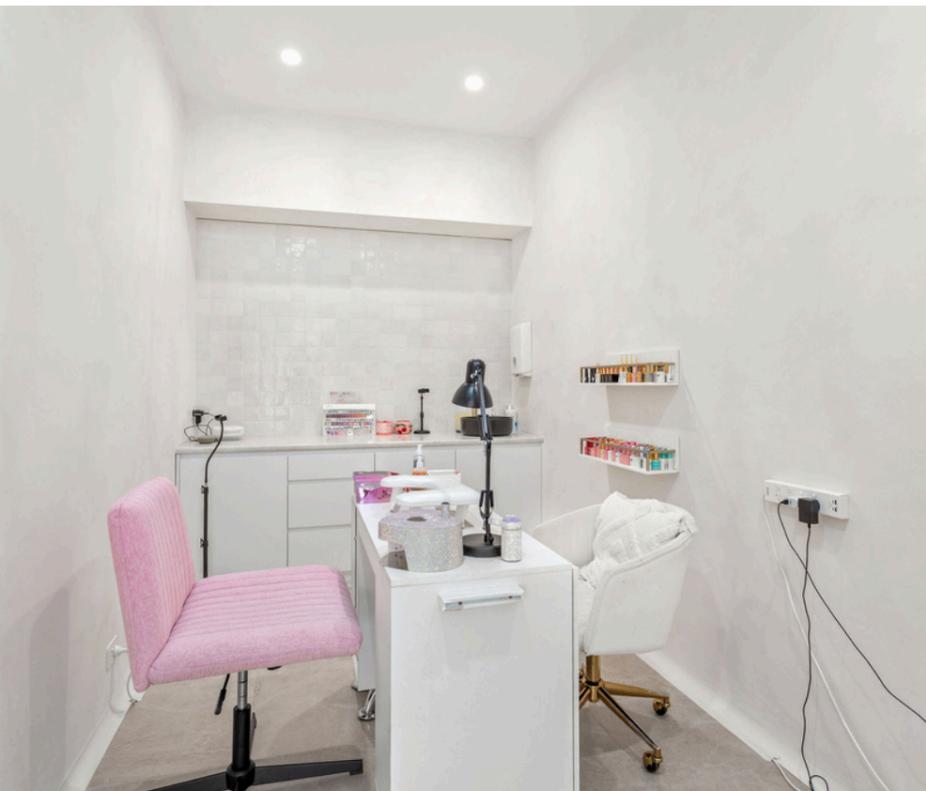
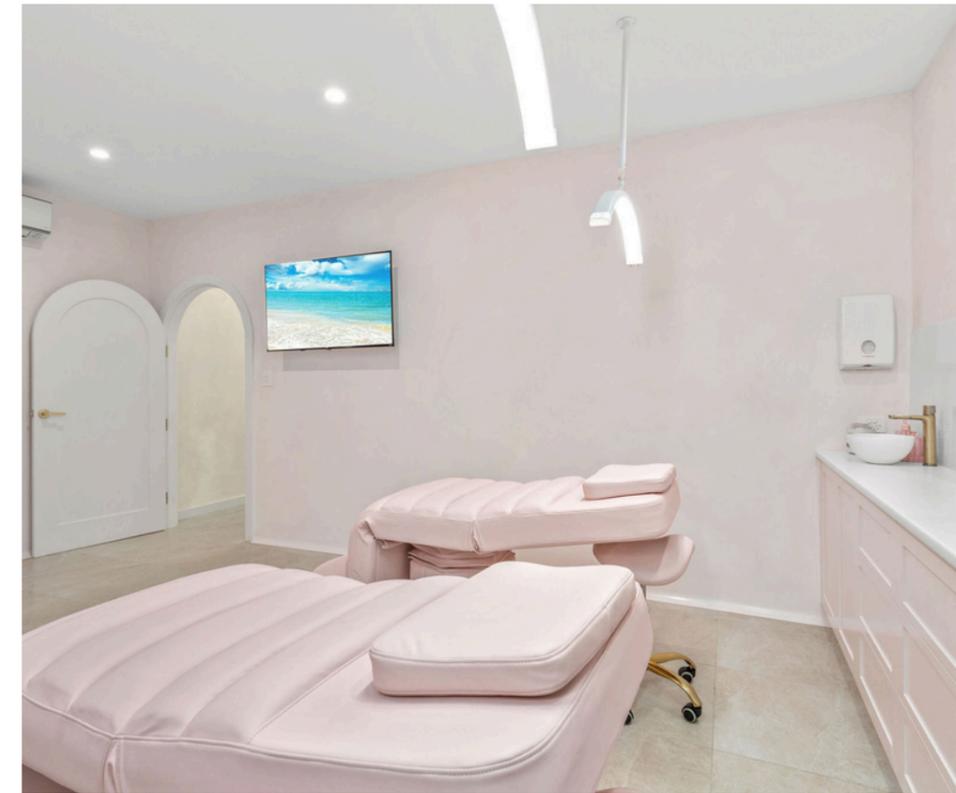
### The Forster Civic Precinct

The \$20.9 million Forster Civic Precinct is transforming the town centre with a new library, visitor information hub, and community facilities. Jointly delivered by MidCoast Council, the Federal Government, and Enyoc, this major project reflects strong confidence in the region's continued population and tourism growth.

### Tourism, Lifestyle & Economy

As one of the Mid North Coast's most visited destinations, Forster-Tuncurry thrives on tourism, aquaculture, and lifestyle living. The region produces around 40% of NSW's Sydney Rock Oysters and continues to benefit from investment in transport, retail, and recreation. These fundamentals underpin ongoing demand for quality housing and position Forster as a key lifestyle and investment hub on the NSW coastline.







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