



48 Riddoch St, Penola



Attractive street presence in historic Penola

TDC Agents proudly offer this unique commercial opportunity.

In a nutshell;

- Triple fronted street presence.
- Historical drawcard location.
- Large block stretching from street to street.
- Rear access & parking aplenty.
- Attractive façade.

The details;

Penola –The gateway to South Australia’s famous Coonawarra wine region and a must-visit tourist destination. Located here, on the charming Riddoch Street, fronting the historic walking trail and opposite Penola’s recently and fabulously revived Royal Oak Hotel, can be found 48 Riddoch St; A commercial premises offering business ventures new or old an attractive freehold.

This premier property is versatile and flexible. A rare find whereby the

1,200 m²

Price	SOLD
Property Type	Commercial
Property ID	606
Land Area	1,200 m²
Office Area	170 m²

Agent Details

Karly Honner - 0438339729

Office Details

Penola

49 Church Street Penola Penola,
SA, 5277 Australia

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existing building comprises two or three shopfronts; A unique opportunity for a business owner to occupy one space and earn an income off the other/s, making this property well worth a look for the astute investor looking for a worthy addition to their portfolio.

The hugely appealing street façade is reminiscent of the 19th century cottages that can be found on nearby Petticoat Lane. Although not the original building, built to house a saddlery on this site in 1864, there still exists a story and a throwback to a bygone era.

The veranda spanning the entire 13.6m frontage would make an ideal alfresco dining extension to a cafe, restaurant or wine bar / cellar door. Alternatively, the space affords itself to retail, offices, consulting rooms or even a yoga studio. The options are endless.

The site runs from Riddoch Street right through to Julian Street with equal frontage to both streets. This provides vehicle access to the rear of the shop via Julian Street, space for plenty of parking and thinking outside the square - the potential to subdivide the block (STCA).

Rarely does a commercial investment opportunity this attractive, flexible and with a story to tell present itself.

Call Meg or Karly today to arrange a private inspection, or to talk more about the freehold or leasing potential.

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