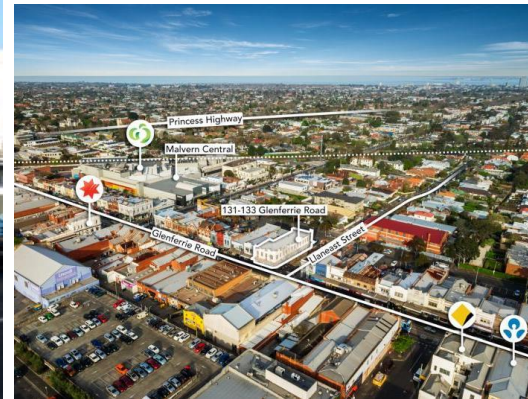


Level 1 131-133 Glenferrie Road, MALVERN

FOR LEASE



## FULLY REFURBISHED WHOLE FLOOR

### Description

- PLENTY OF NATURAL LIGHT
- SUITABLE FOR A VARIETY OF USES (STCA)
- AVAILABLE NOW

The property is located on the western side of Glenferrie Road, on the corner of Laneast Street, in Malvern.

The property is located within one of Melbourne's most iconic and renowned retail strips, which hosts a range of clothing boutiques, quality retail stores, high quality restaurants as well as supermarkets and convenience stores.

- \* Whole Floor: 368 sqm (approx.)
- \* Easily separated into two (2) independent quality tenancies of 158 sqm and 206 sqm (approx.)
- \* Recently refurbished to a high standard
- \* Abundance of natural light with beneficial northern aspect
- \* Fantastic location in a popular retail strip
- \* Close to Glenferrie Train Station and trams on your door step

FOR AN IMMEDIATE INSPECTION CALL US TODAY!

**Area m<sup>2</sup>:** 368.00

**Rent PA:** Contact Agent

**Outgoings:** Payable by Lessee

**Contact:** **Simon Southey**  
0403 924 104  
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**Joseph Walton**  
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