



OUTSTANDING HOSPITALITY OPPORTUNITY

Description

- MODERN & HIGH QUALITY HOSPITALITY VENUE
- HIGH PEDESTRIAN TRAFFIC
- HIGH-PROFILE RETAIL LOCATION

- * Substantial existing kitchen fit-out – Suitable for Hospitality tenant
- * Total lettable area: 305 sqm* over two levels
- * Current liquor license valid until 31st December 2020
- * Large, open-plan retail area
- * Grease trap & cool room available
- * Excellent accessibility to Public Transport
- * Neighbours include Chemist Warehouse, Coles & Major Banks
- * Ample car parking with large car-park at rear
- * Male/female toilets on both levels
- * Loading/unloading ease with rear roller door
- * Commercial 1 Zone (C1Z)

Don't miss this special retail opportunity in the thriving Sydney Road shopping precinct, just a stone's throw from Melbourne's CBD. With a modern fit-out, clean lines and substantial existing kitchen equipment, you won't be disappointed.

*Approx.

Area m²: 305.00

Rent PA: Contact Agent

Outgoings:

Contact: **Joshua Colosimo**
0413 790 309
joshuacolosimo@allardshelton.com.au

Michael Ryan
0433 180 199
michaelryan@allardshelton.com.au