



ESSENTIAL INVESTMENT OPPORTUNITY IN GROWTH LOCATION

Description

- PRIME RETAIL INVESTMENT
- STRONG INCOME \$71,463.12 p.a.
- SECURE ESSENTIAL SERVICE TENANT

Gorman Allard Shelton are pleased to offer for sale this prime retail investment opportunity, securely leased to an essential service tenant and located in a growth location on Melbourne CBD's doorstep.

Key attributes include:

- Building Area: 93sqm*
- Current Rental: \$71,463.12 per annum* (plus GST)
- 5 year lease commencing May 2019
- 2 further terms of 5 years each
- Fantastic essential service tenant with established business
- Huge growth location undergoing continual development and located on the door of the Melbourne CBD
- Surrounded by numerous cafes and eateries
- Located in the popular Victoria Harbour precinct, which is home to a number of head offices and international tenants, including National Australia Bank Ltd, Ericson Australia, Myer and QBE Insurance, to name a few

For further details or to arrange an inspection please contact your exclusive selling agents at Gorman Allard Shelton today.

*Approx

Area m²: 93.00

Land Area m²:

Asking Price: Contact Agent

Parking:

Sale Method: For Sale
Thursday, 17 March 2022
12:30 PM

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