

KELLY & SHIEL

Licensed Estate Agents, Auctioneers & Property Managers EST. 1859



342 Lygon Street CARLTON VIC

Excellent Retail Investment

Shop of 70 m² approx with current net return of \$67,061PA with

National tenant - Gewürzhaus with lease to 29/2/2024

Gewürzhaus established their first shop at this site in 2009, now they have 12 retail outlets nationally.

PRIME RETAIL POSITION WITH HIGH PEDESTRIAN TRAFFIC. CLOSE TO FARADAY STREET CORNER.

NOTE: TRADERS IN VICINITY DOC CAFE & DELI, HUSK,

DIGBYS, GRILL'D, PETER ALEXANDER, LYGON COURT, WOOLWORTHS, MECCA COSMETICA, CAFE TIAMO, READINGS & BRUNETTI.

Terms: 10% deposit, Balance 60 days

Subject to current lease agreement.

Further details and inspection with Sole Agents:

Damien Shiel 0419 394 999 or Paulina Falvo 0414 227 006

Building Size : 70 sqm

Land Size : 70 sqm

View : <https://www.kellyshiel.com.au/sale/vic/inner-city/carlton/commercial/retail/7507609>



Damien Shiel
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