



4/428 High Street, Preston VIC 3072

"Offers Above \$250,000 will be Considered"

Great Investments with Excellent Return for the Astute Buyer!

- Total building area ground floor shop: 50sq/m (approx)
- One car park at rear
- Lease term: 3+3+3years commencing 1/10/2007
- Annual increases: to CPI
- Shop currently returning: \$13,704.00 PA exec of gst & outgoings
- Building area 50sqm (approx)

Contact: Tim Frlan 0412 767 656

Retail

FOR SALE

50sqm