



1146 Glenhuntly Road, Glen Huntly VIC 3163

PRIME FREESTANDING RETAIL INVESTMENT!

- Total building area 189m2 approx.
- Total land area 200m2 approx.
- Combined rental \$58,733 p/a approx
- Comprising ground floor caf? leased to Brother Bean Pty Ltd T/A Workshop Caf?
- Leased since Dec 2012 on 3 + 3 + 3 + 3 year lease, currently returning \$47,273 p/a net approx.
- Tenant has already exercised further 3 year option commencing in Dec 2015
- Property also comprises separate 2 bedroom residence on a periodic tenancy returning \$955 pcm
- Rear access with on-site parking for 2 cars

Outstanding opportunity

Retail
FOR SALE

189sqm

Ray White®

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