



Suite 102, 24 Springfield Avenue, Potts Point NSW 2011

ULTRA MODERN OFFICE @ ERA - OFFERED WITH VACANT POSSESSION

Opportunity to acquire a compact self-contained office within one of Potts Point's most sought after & environmentally friendly commercial/retail strata buildings

- + 76 sqm office, including enclosed balcony/meeting room with louvered windows
- + One (1) secure car space on separate title
- + Open plan with fully equipped kitchenette, shower & W.C.
- + Abundant natural light with leafy outlook over private garden
- + Ideal for SMSF owner-occupier
- + Significant depreciation benefits.

ERA was completed in 2009 and offers a link between the leafy Springfield Avenue, and the vibrant Llanckelly Place which is home to some of Potts Point's best cafe's, bars and eateries. The building includes

Offices
FOR SALE

76sqm

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