



41 Colbee Court, Phillip ACT 2606

## Ground Floor Retail Unit with Rear Access

Located within the light industrial precinct of Phillip.  
Ample parking to the front of the tenancy for customers and staff. The unit is set amongst a good mix of retail, office and medical users.

### Key Features:

- Approximately 169sqm
- Well lit shopfront floor
- Full shopfront glazing
- Small rear yard with secure storage areas
- 3 car parks at the rear
- Roller door access
- Toilet & kitchenette facilities

Please contact Michael

Retail  
FOR LEASE  
\$42,250 + GST p.a.  
169sqm

**Michael Burke**

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