



**274 Abercrombie Street, Darlington NSW 2008**

## Two Level Shop with DA & Existing Business

This charming 2 level modernised commercial terrace includes a fully fitted kitchen and is currently operating as the established Ella Cafe/restaurant, being sold as a going concern and includes the business. The property features spacious dining areas, separate upstairs lounge room and an outdoor alfresco hanging grapevine courtyard with large outdoor street pavement for further seating.

Conveniently located several hundred metres between Redfern train station and Sydney University with high foot traffic this property is a genuine sale due to the long term owner retiring and is one not to be missed.

- DA approved for residential and garage
- Sold as a going conce

Retail  
FOR SALE

140sqm

**Ray White®**

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