



## Suite 214/1 Queens Road, Melbourne VIC 3004

### Rare Medical Suite. Enviably Location. Natural Light.

The ideal opportunity to expand your investment portfolio is here. Purposefully designed as a medical or consulting office, Suite 214 offers security with a lease guarantee until the end of 2024.

#### Featuring:

- Secure long-term tenant paying a gross rental of \$15,000 per annum
- Thoughtfully built-out reception area
- Waiting area for clientele
- Two consulting rooms
- Natural light fills the suite through expansive windows
- Plumbing connected to each consulting room

St Kilda Rd Towers is a multi-purpose business hub, home to a variety of fantastic facilities and services include

Offices  
FOR SALE

35sqm

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**Melbourne Commercial**

**Office Sales & Leasing**

