

BROOKVALE



Located in Marvic House on the corner of Pittwater Road and Sydenham Road, Brookvale a short walk to Warringah Mall with public transport at your door.

Well presented shop with excellent exposure and the following features:

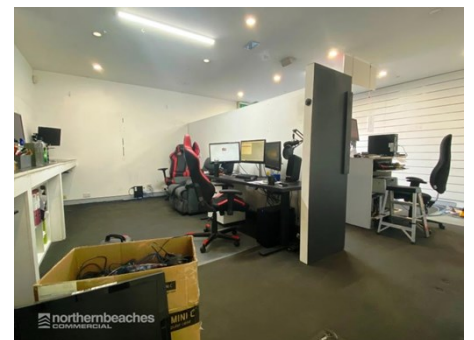
- * Glass frontage facing main road
- * Good natural light
- * Excellent signage potential
- * Air conditioned
- * Shared W/C
- * Total area includes rear access/storage of 7m²
- * Own kitchenette
- * 2 parking spaces
- * Suitable for any retail/professional office usage

Retail	Area m ²	Annual Rental	Net/Gross
Shop 3	62		Gross

Prices exclude GST

- Rent Review:** Fixed 4% annual reviews. Market at option.
- Outgoings:** Included in annual rent
- Lease Terms:** Long term preferred
- Car Parking:** 2 parking spaces
- Zoning:** B5 Business Development

For further details contact **David Haynes** on **0417 242 043** or david@nbcommercial.com.au



The information contained herein has been supplied to us. In passing the information on it should be noted that we do so without any representation on our part as to its truth or accuracy. All interested parties should make their own enquiries, and obtain their own independent advice, in order to verify the information. Areas subject to survey and consequently annual rentals may differ. All rentals and outgoings are exclusive of GST.

Locally Owned & Operated

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