

BROOKVALE



Prime positioned building adjacent to Brookvale Oval. Ideal for a multitude of usages that can benefit from high exposure.

Excellent start up shop/professional suite.

Benefits include:

- * Corner location adjacent to Brookvale Oval providing fantastic exposure
- * Glass frontage
- * Own kitchenette
- * Ample natural light
- * Shared toilets
- * Ample street parking
- * Available now

Retail	Area m ²	Annual Rental	Net/Gross
Shop 1	38		Gross

Prices exclude GST

- Rent Review:** Annual to the greater of CPI or 4%. Market at option.
- Outgoings:** Included in annual rent
- Lease Terms:** Long term preferred
- Car Parking:** Ample street parking
- Zoning:** E3 - Productivity Support

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

Suite 110, 658 Pittwater Road Brookvale NSW 2100

T 02 9905 4000 F 02 9905 4211

www.northernbeachescommercial.com.au

ABN 17 141 877 465