

436 High Street LALOR, VIC

POSITION, POTENTIAL AND HIGH ON EXPOSURE

VERSATILE PROPERTY WITH BUSINESS 4 ZONING
SUIT SHOWROOM/RESTRICTED RETAIL/OFFICE/FACTORY(STCA)

- Exposure to 21,000 vehicles daily. (Vic Roads, August 2007.)
- Features, reception area, ground floor office or viewing room, kitchen, toilet, mezzanine office or viewing room, male and female change rooms.
- Includes 3 phase power, heating/cooling, alarm system, roller shutter door access and on site parking.
- Close proximity to Epping Plaza, the Homemaker Centre and the new Epping Village Market.
- Easy access to Cooper Street, Craigieburn Bypass and the Ring Road.

Ground floor building area: 205 sqm approx

Mezzanine area: 35 sqm approx

Total building area: 240 sqm approx

Rental:

\$24,000 pa \$2000 pcm \$461.54 pw

(Plus GST & Outgoings)

Contact John Kalpakis 0412 500 250 or Alex Shum 0402 714 541

LOVE & CO

Love Commercial

commercial@lovere.com.au