



117 Spring Street Reservoir, VIC

### PRIME RETAIL OPPORTUNITY

- 183 SQM (approx.) of retail/ office space
- Large rear yard with laneway access
- Short walk to Regent train station
- Exposure to busy Spring Street
- Zoned Commercial 1 (C1Z)

**Council Rates:** \$0.00 p/q  
**Water Rates:** \$0.00 p/q  
**Strata Rates:** \$0.00 p/q

Rental:  
 \$25,000 pa \$2,083.33pcm \$408.76 pw  
 (Plus outgoings & GST)



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