

BRAND NEW FREESTANDING WOOLWORTHS SUPERMARKET



161 CAR SPACES



MASSIVE DEPRECIATION BENEFITS



STATE OF THE ART SUPERMARKET

20

YEAR LEASE TO
Woolworths 

CNR YORK ST AND WELLINGTON ST
LAUNCESTON CBD, TAS



*ARTIST IMPRESSION

FOR SALE VIA PUBLIC EXPRESSIONS OF INTEREST
CLOSING WEDNESDAY 2ND DECEMBER AT 2:00PM

CBRE NATIONAL RETAIL INVESTMENTS



Woolworths

LAUNCESTON CBD



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- A brand new full line Woolworths Supermarket of 3,988 sqm* (due to open in February 2016)
- Brand new 20 year lease plus options expiring 2076
- Highly exposed Launceston CBD landholding of 5,996 sqm*, with 3 dominant street frontages
- Convenient basement car park for 161* vehicles together with an abundance of free street parking surrounding
- The only major full line supermarket in the primary and secondary catchment population of 34,730**
- Net annual income of \$1,325,000 pa* (100% leased to Woolworths Ltd)
- Massive depreciation tax benefits available



LAUNCESTON SHOPPING MALL – 500M*



THE ONLY MAJOR FULL LINE SUPERMARKET IN LAUNCESTON



DUE TO OPEN IN FEBRUARY, 2016

* Approximately
** MacroPlan Dimasi

FOR MORE INFORMATION PLEASE CONTACT THE EXCLUSIVE SALES AND MARKETING AGENTS:

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*Approximately. The information in this document is general in nature and is a guide only. It does not take into account your individual circumstances. Before acting you should check the accuracy of the information and seek your own independent financial and legal advice. The information must not be relied upon to make any investment decisions. The principal and its agent will not be liable for your failure to verify the information or seek appropriate advice.