

FOR SALE

425

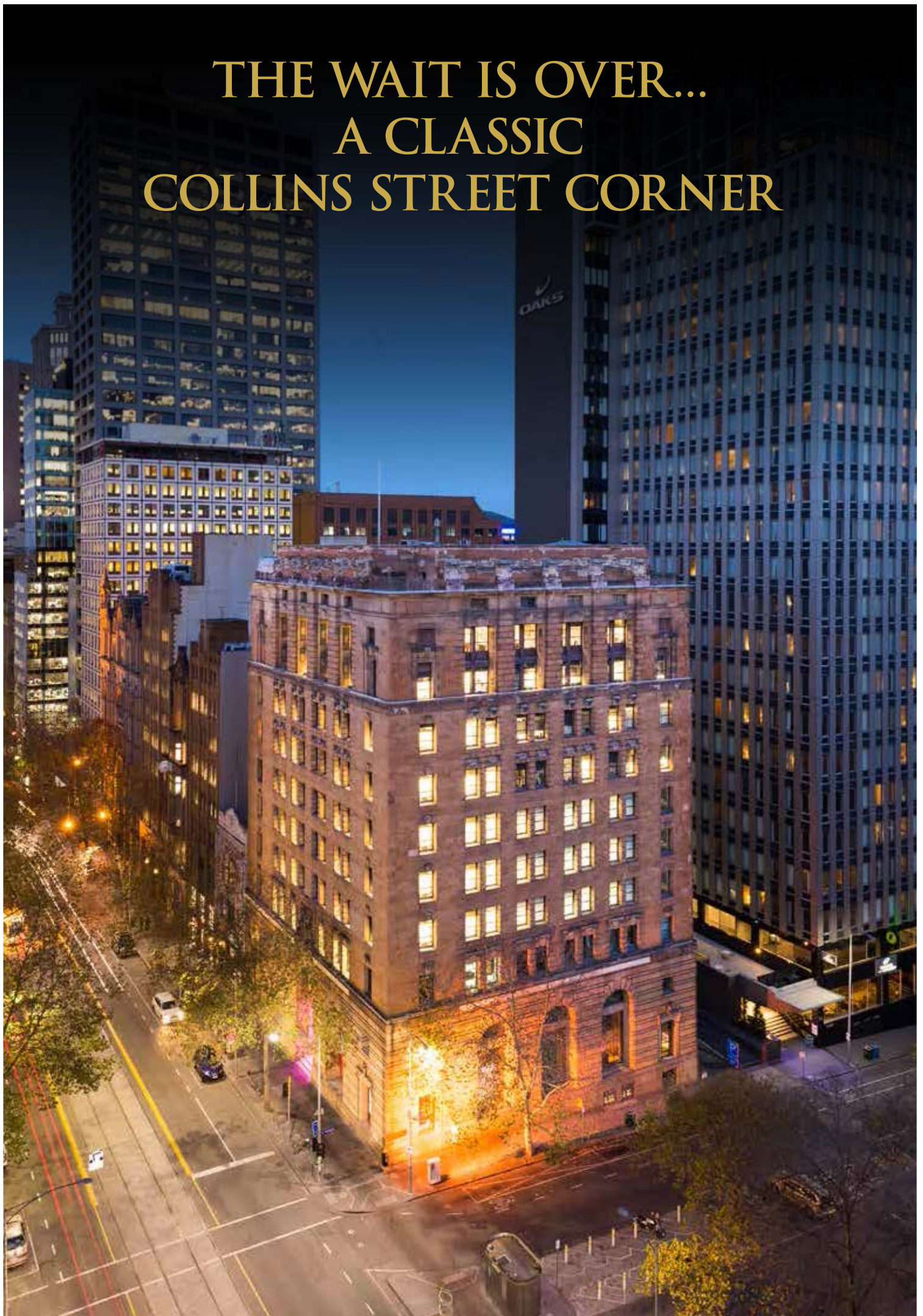
COLLINS ST

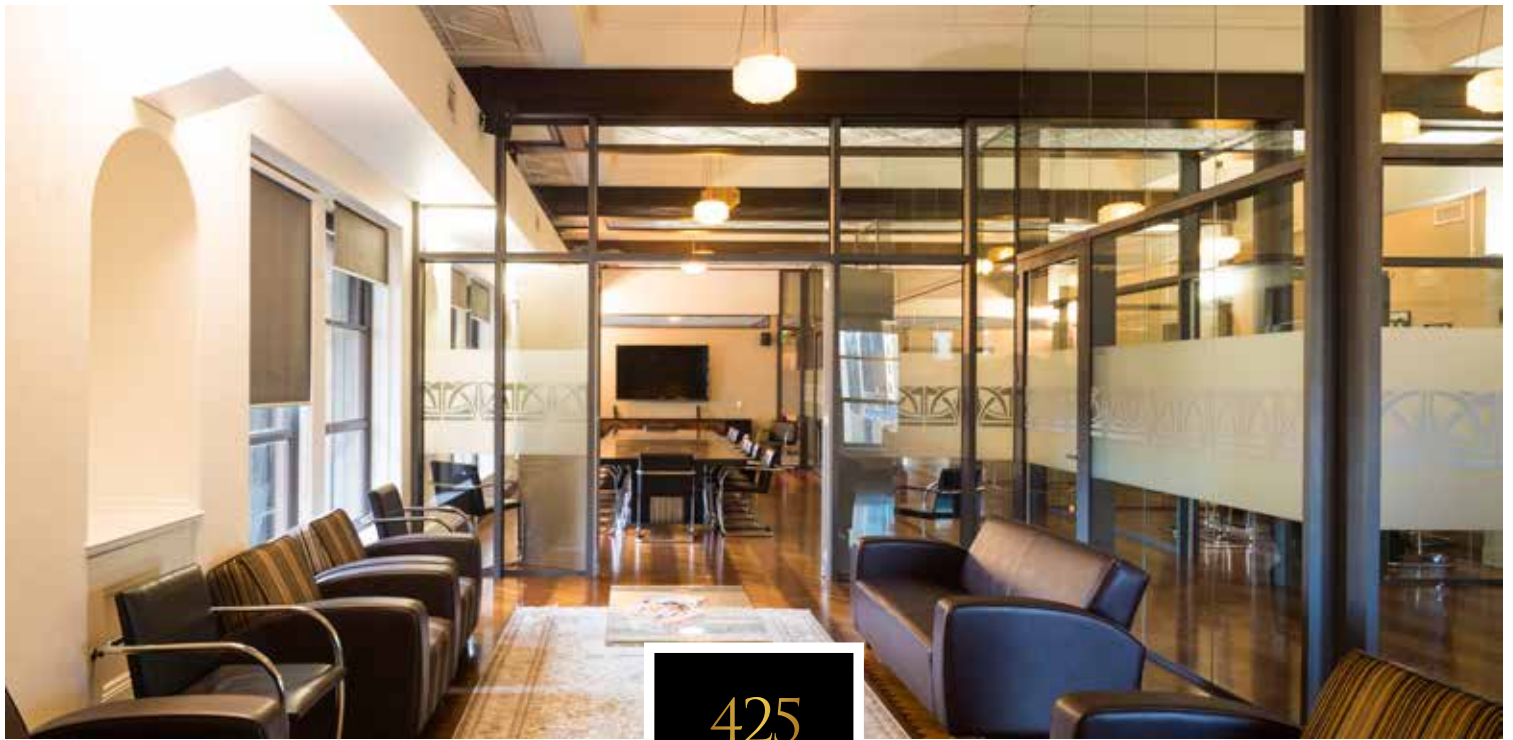
MELBOURNE
AUSTRALIA

FOR SALE BY INTERNATIONAL EXPRESSIONS OF INTEREST
CLOSING WEDNESDAY 15TH JULY 2015 AT 2.00PM

CBRE | MELBOURNE
MIDDLE MARKETS

THE WAIT IS OVER...
A CLASSIC
COLLINS STREET CORNER

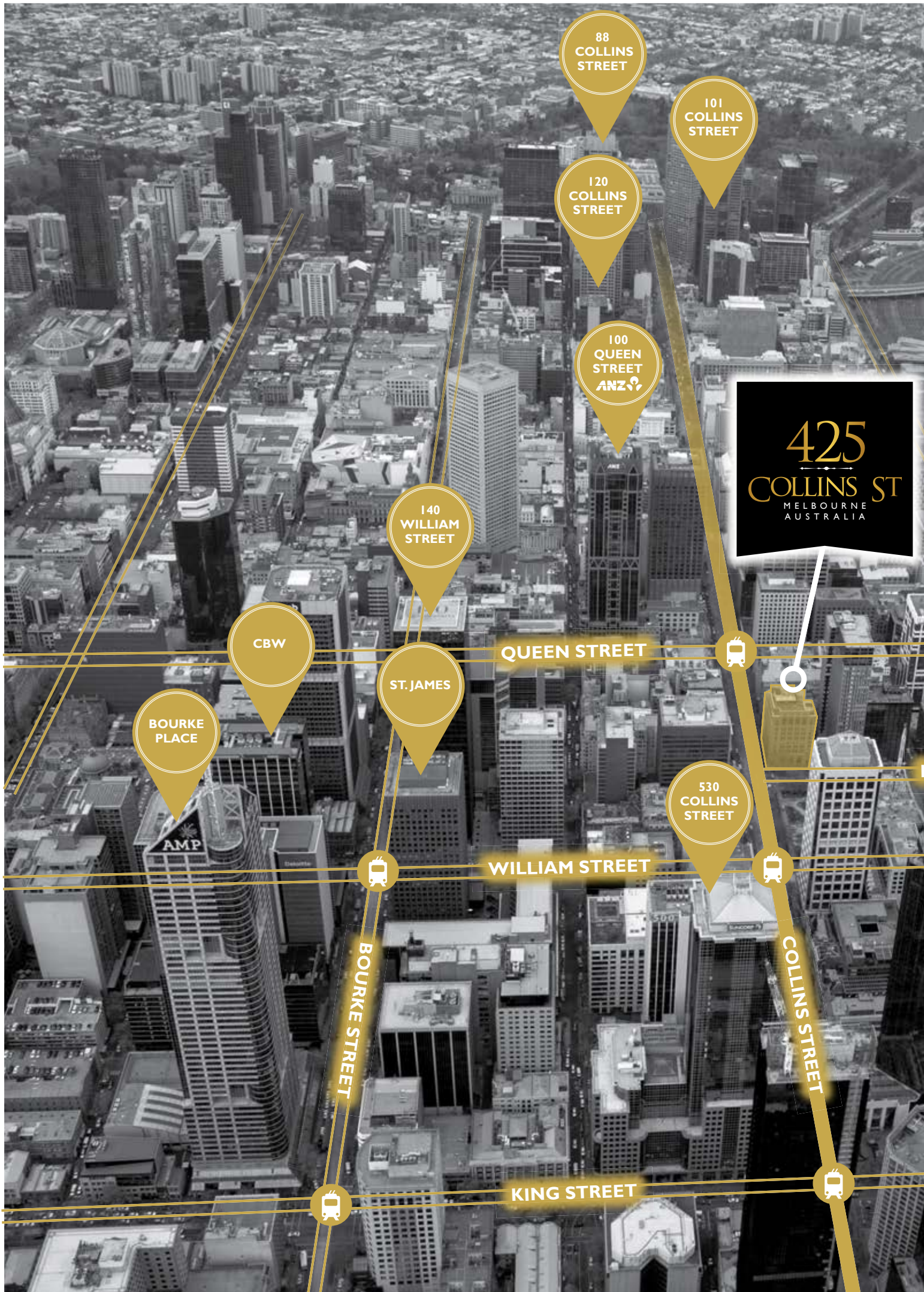




- Striking 10 level commercial and retail building of 5,381sqm* designed by internationally acclaimed architects Bates Smart
- Situated on Melbourne's most high profile corner (Collins and Market Streets) in the very heart of the Melbourne CBD
- Leased to high profile tenants including Ms Collins (ground level), Wisewould Mahony Lawyers and Serraview Australia
- 2 level basement commercial car park plus open car park at rear for total of 45 vehicles*
- Substantial site area of 1,168sqm* benefiting from a total street frontage of approximately 68.50 metres*
- Located directly opposite CBUS Property's proposed \$1 billion mixed use development of 447 Collins Street, just moments from major luxury retail brands and within walking distance to Crown Casino and Entertainment Complex and the Southbank arts and dining precinct
- Significant opportunity to reposition/redevelop in the medium term for alternate uses including hotel and residential (STCA)
- 2 Star NABERS Energy Rating

*approx





88
COLLINS
STREET

101
COLLINS
STREET

120
COLLINS
STREET

100
QUEEN
STREET
ANZ

140
WILLIAM
STREET

CBW

BOURKE
PLACE

ST. JAMES

AMP

530
COLLINS
STREET

425
COLLINS ST
MELBOURNE
AUSTRALIA

QUEEN STREET

WILLIAM STREET

KING STREET

BOURKE STREET

COLLINS STREET

MELBOURNE
CRICKET
GROUND

EUREKA
TOWERS

FLINDERS
STREET TRAIN
STATION

FRESHWATER
PLACE

RIALTO
TOWERS

SOUTHBANK
ARTS & DINING
PRECINCT

CROWN
CASINO

MARKET STREET

YARRA RIVER

FLINDERS STREET

CROWN
CASINO AND
ENTERTAINMENT
COMPLEX





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To obtain additional information or to arrange an inspection, please contact any of the exclusive sales 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.

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