

BRAND NEW 15 YEAR LEASE



Woolworths

BRUNSWICK

808-818 SYDNEY ROAD



YOUR OPPORTUNITY...

TO ACQUIRE AN INNER METROPOLITAN MELBOURNE WOOLWORTHS SUPERMARKET FOR UNDER \$15 MILLION

A development brought to you by

PACE

ARTIST IMPRESSION

FOR SALE VIA PUBLIC EXPRESSIONS OF INTEREST
CLOSING THURSDAY 6TH APRIL 2017 AT 5:00PM

CBRE VICTORIAN
RETAIL INVESTMENTS



BRUNSWICK

808-818 SYDNEY ROAD

A brand new metro Woolworths Supermarket of 1,639sqm*

15 year lease due to commence June 2018 + 20 years of options

Located 5.5km* from the Melbourne CBD in the bustling metropolis of Sydney Road, Brunswick

To service a main trade area population of 18,000 people, forecast to grow to 22,000 people by 2026**

Over 40 metres* of exposure to Sydney Road, Brunswick

Convenient basement car parking for 47 cars* on title

New development providing excellent tax benefits through depreciation and stamp duty

Net income of \$650,000 pa*

“ Moreland is growing at the fastest rate in recent history. We know our citizens are relying on Council to make sure Moreland is ready for the future and continues to be a vibrant, compassionate and liveable place. ”
 — Moreland Mayor Cr Helen Davidson



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

JUSTIN DOWERS

+61 438 098 805
justin.dowers@cbre.com.au

MARK WIZEL

+61 409 809 868
mark.wizel@cbre.com.au

JOSEPH DU RIEU

+61 408 892 976
joseph.durieu@cbre.com.au

KEVIN TONG

+61 422 848 818
kevin.tong@cbre.com.au

www.cbremelbourne.com.au



CBRE
1300 666 888

Level 34, 8 Exhibition Street, Melbourne

*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.
 **MacroPlan Dimasi

CBRE VICTORIAN RETAIL INVESTMENTS — VICTORIA'S MARKET LEADER IN THE SALE OF SHOPPING CENTRES AND RETAIL INVESTMENT PROPERTIES