

IRREPLACEABLE & ICONIC FREESTANDING RETAIL INVESTMENT ALMOST 30 YEARS IN THE MAKING

100-102

MAIN STREET, MORNINGTON



REAR ACCESS ONTO



500+ CAR PARKS

MAJOR RETAILERS:

coles

Target

+ MANY MORE

0% VACANCY



← 12M* →



LONGSTANDING ASX LISTED TENANT
(30+ YEARS)

LANDLORD FAVOURED NET LEASE
(LAND TAX RECOVERED)

MELBOURNE
STRIP RETAIL
INVESTMENTS

FOR SALE VIA PUBLIC ON SITE AUCTION
WEDNESDAY 15TH AUGUST 2018 AT 12.30PM

CBRE

HIGHLY STRATEGIC AND POPULAR RETAIL LOCATION WITH 12M* OF PRICELESS AND RARE STREET FRONTAGE

VALUABLE REAR ACCESS/ FRONTAGE ONTO MORNINGTON CENTRAL (500+ CAR PARKS, MAJOR RETAILERS, 0% VACANCY)

100% LEASED TO LONGSTANDING ASX LISTED TENANT, ANZ (MKT CAP \$80.6BN*)

NET ANNUAL INCOME OF \$171,820* + GST + OUTGOINGS (LAND TAX RECOVERED^)



FOR SALE VIA PUBLIC ON SITE AUCTION
WEDNESDAY 15TH AUGUST 2018 AT 12.30PM



VALUABLE REAR ACCESS - FUTURE POTENTIAL FOR RETAIL ACTIVATION



ADJOINING MORNINGTON CENTRAL CAR PARK (505 BAYS*)



CENTRALLY LOCATED IN THE HEART OF THE BUSTLING MAIN STREET RETAIL STRIP

MORNINGTON'S BEST RETAIL POSITION



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

ROREY JAMES

+61 439 400 081
rorey.james@cbre.com.au

NIC HAGE

+61 448 782 594
nic.hage@cbre.com.au

JING JUN HENG 王敬君

+61 411 059 116
jj.heng@cbre.com.au

*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.

MELBOURNE
STRIP RETAIL
INVESTMENTS

1300 666 888 | CBREMELBOURNE.COM.AU

CBRE

CBRE MELBOURNE STRIP RETAIL INVESTMENTS — THE ONLY INTERNATIONAL REAL ESTATE AGENCY SPECIALISING IN THE MELBOURNE STRIP RETAIL MARKET