

HIGHLY FLEXIBLE OFFICE/WAREHOUSE FREEHOLD IN SOUTH MELBOURNE'S MOST EXCITING GROWTH PRECINCT

NO. 117-119

THISTLETHWAITE ST

SOUTH MELBOURNE



478SQM* CAPITAL CITY
ZONE LANDHOLDING



REAR LANEWAY ACCESS



NINE (9) ON-SITE CAR SPACES



OCCUPY/INVEST/DEVELOP



MELBOURNE
CITY SALES

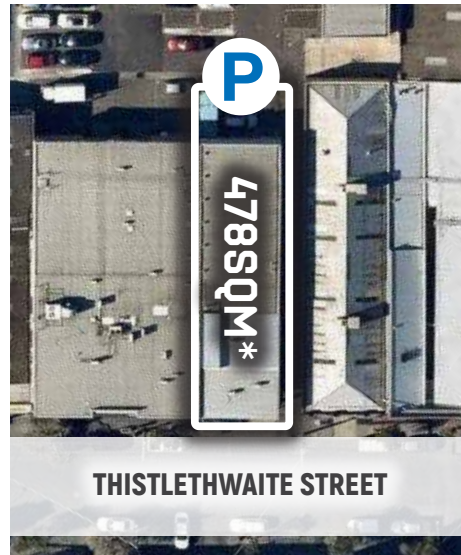
FOR SALE VIA PUBLIC ON-SITE AUCTION
THURSDAY 1ST NOVEMBER 2018 AT 12.30PM (AEDT)

CBRE

POSITIONED IN THE HEART OF SOUTH MELBOURNE WITH MEDIAN HOUSE PRICE OF \$1,310,000*



PUBLIC ON-SITE AUCTION THURSDAY 1ST NOVEMBER 2018 AT 12.30PM



High quality existing two (2) level office/warehouse



Positioned on 478sqm* Capital City Zone landholding



Rear laneway access with nine (9) on-site car spaces



Perfectly positioned opportunity suiting investors, occupiers and developers



Existing lease in place returning \$100,000 p.a.* with early termination clause



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.