



Drysdale Village

SHOPPING CENTRE

Woolworths  + 7 SPECIALTY SHOPS
SUPERMARKET



Outline indicative only

VICTORIAN RETAIL
INVESTMENTS

FOR SALE IN 2019

CBRE



Drysdale Village

SHOPPING CENTRE



Value-add neighbourhood shopping centre (3,172sqm GLA*) anchored by a popular **Woolworths supermarket**



Complemented by 7 non-discretionary retailers with a **strong history of 100% occupancy**



The only mall style shopping centre in the catchment area with a permit in place to expand the Woolworths supermarket



Highly convenient **at grade car parking for 143* vehicles** on title and access to an additional 30*



Prominent 8,349sqm* land parcel benefiting from a vast frontage to the main retail strip



Benefiting from a **city projected to grow by 80,000* people** in the next 18 years



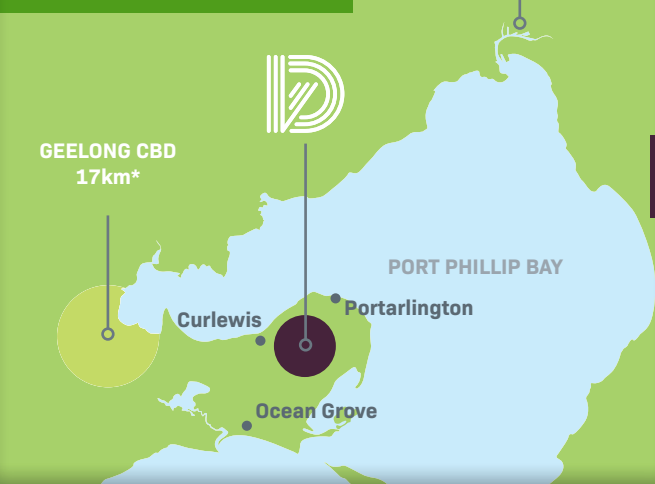
Fully leased net **income of \$950,000 per annum***

Anchored by a popular Woolworths Supermarket



Located just **25 minutes*** from the Geelong CBD and **90 minutes*** from Melbourne

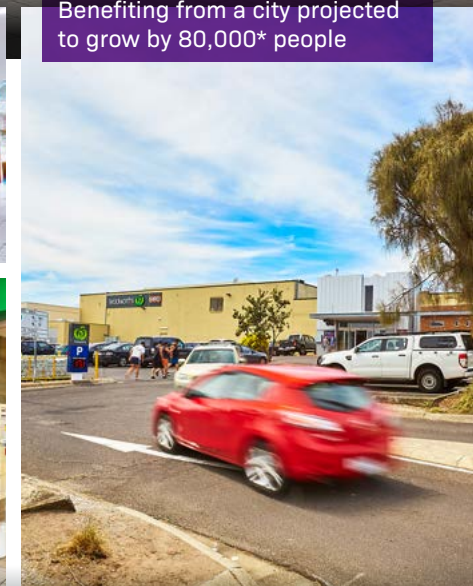
MELBOURNE CBD
90 MINUTES*



Benefiting from a city projected to grow by 80,000* people



Complemented by 7 non-discretionary retailers - high occupancy history



FOR SALE IN 2019

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.