

COMO

ON THE PARADE

Exclusive Retail Leasing Opportunity

Norwood, South Australia



Artist impression

Information Memorandum

Colliers

The heart of the Parade



COMO is set to deliver the latest full line Coles Supermarket and Shopping mall in the heart of Norwood's thriving cosmopolitan cultural, hospitality, entertainment and residential precinct.







Artist impression

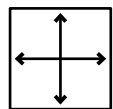
Key facts.



Centrally located in
the thriving Norwood
Parade Precinct



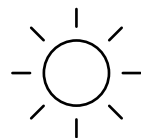
High foot traffic
location



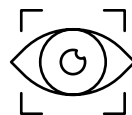
Functional &
flexible tenancies



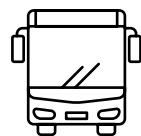
347 commercial
carparks & 120
bicycle parks



Excellent
natural light



High profile signage
opportunities



Direct access
to the city &
Eastern Suburbs



Complemented by brand
new next generation
Coles supermarket

57,400/day

vehicles travel The Parade

Source: Tesecn Volume



* can be subdivided to suit occupiers specific requirements



A diverse
customer base.

\$1,342
median income p/w

36,750
population of Norwood,
Payneham St Peters
council (2018)

52.3%
female

39yrs
median age

The centre of Parade culture



Superb
demographic
profile



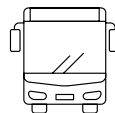
Premium
location



Abundant
retail, eateries
& wine bars

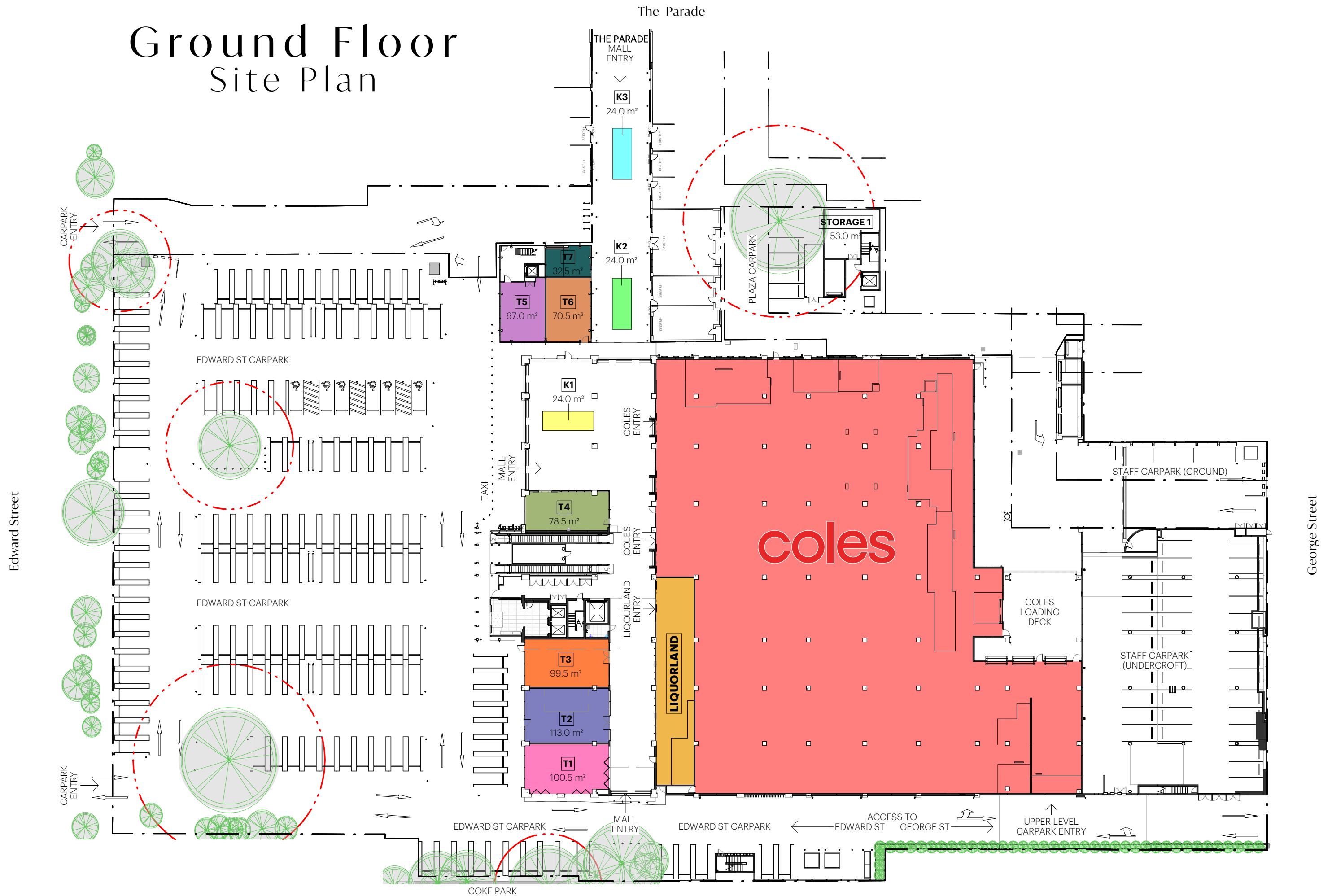


Convenient
and easily
accessible

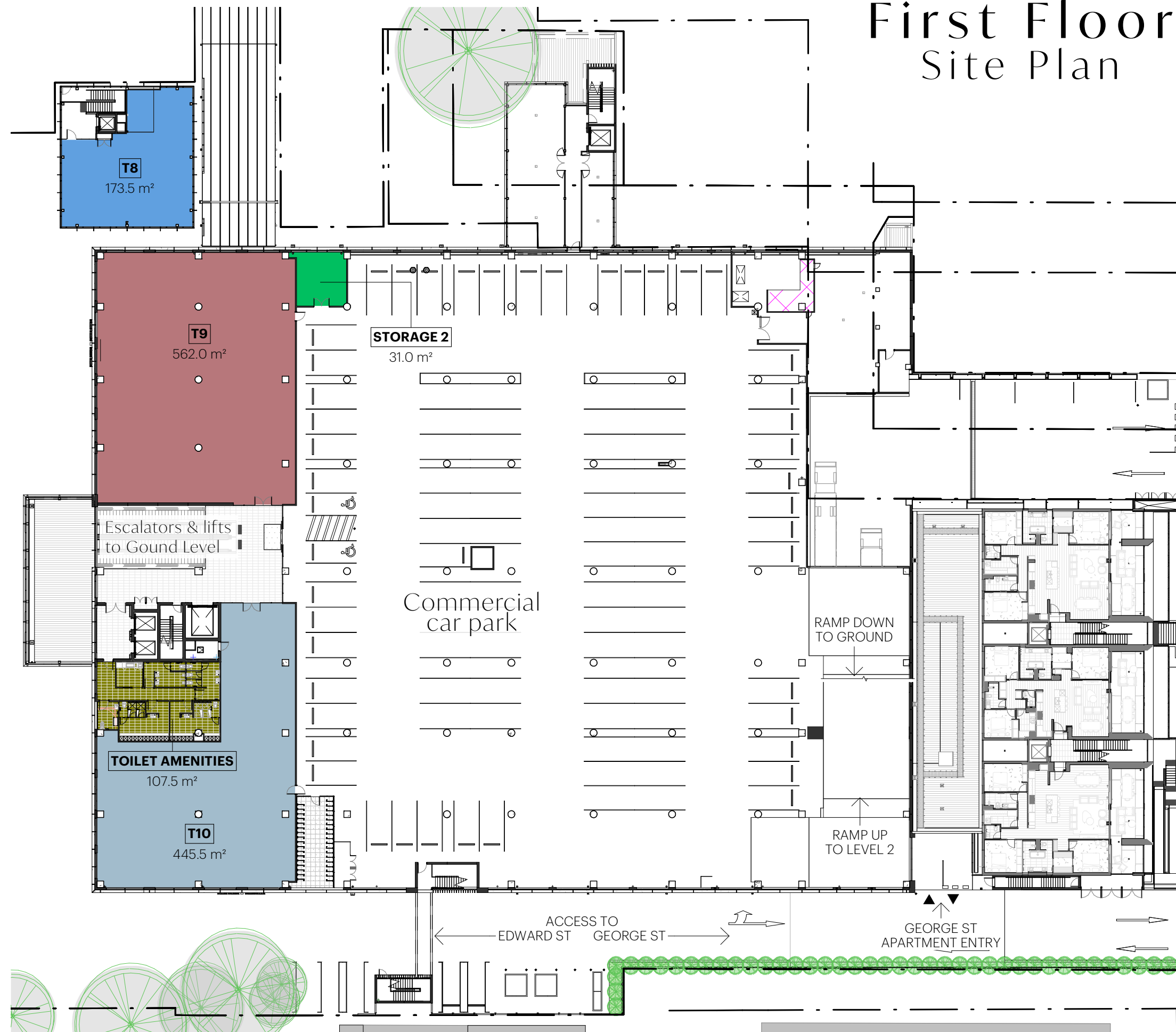


Highly connected with
direct access to the CBD
& Eastern Suburbs

Ground Floor Site Plan

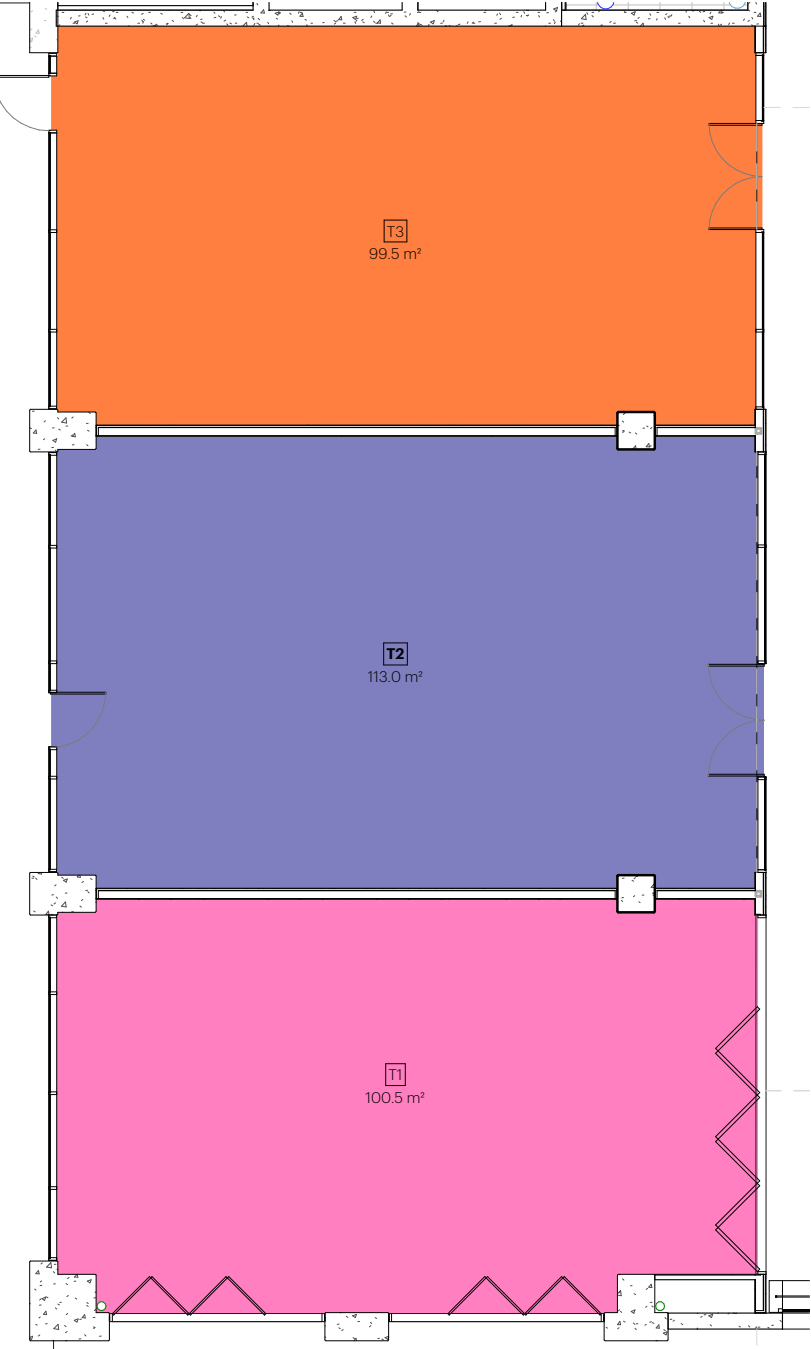


First Floor Site Plan



Tenancies 1-3

313m²

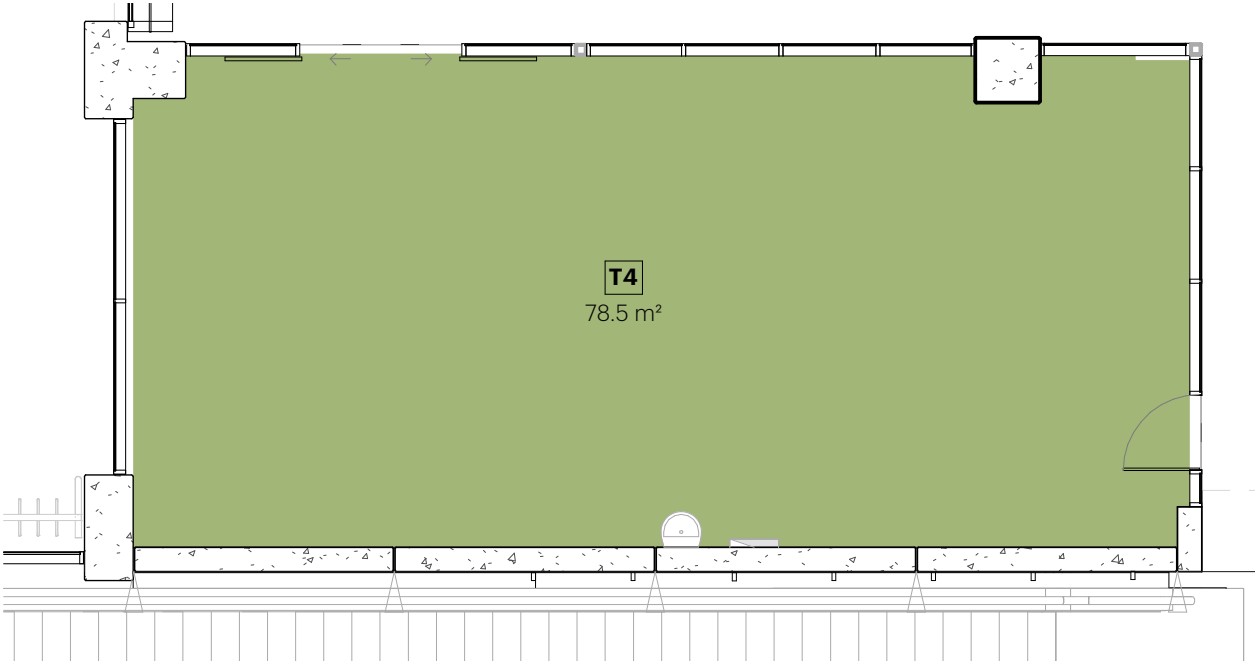


AREAS - TENANCY 1-3

T1	100.5 m²
T3	99.5 m²
T2	113.0 m²
TOTAL	313.0 m²

Tenancy 4

78.5m²



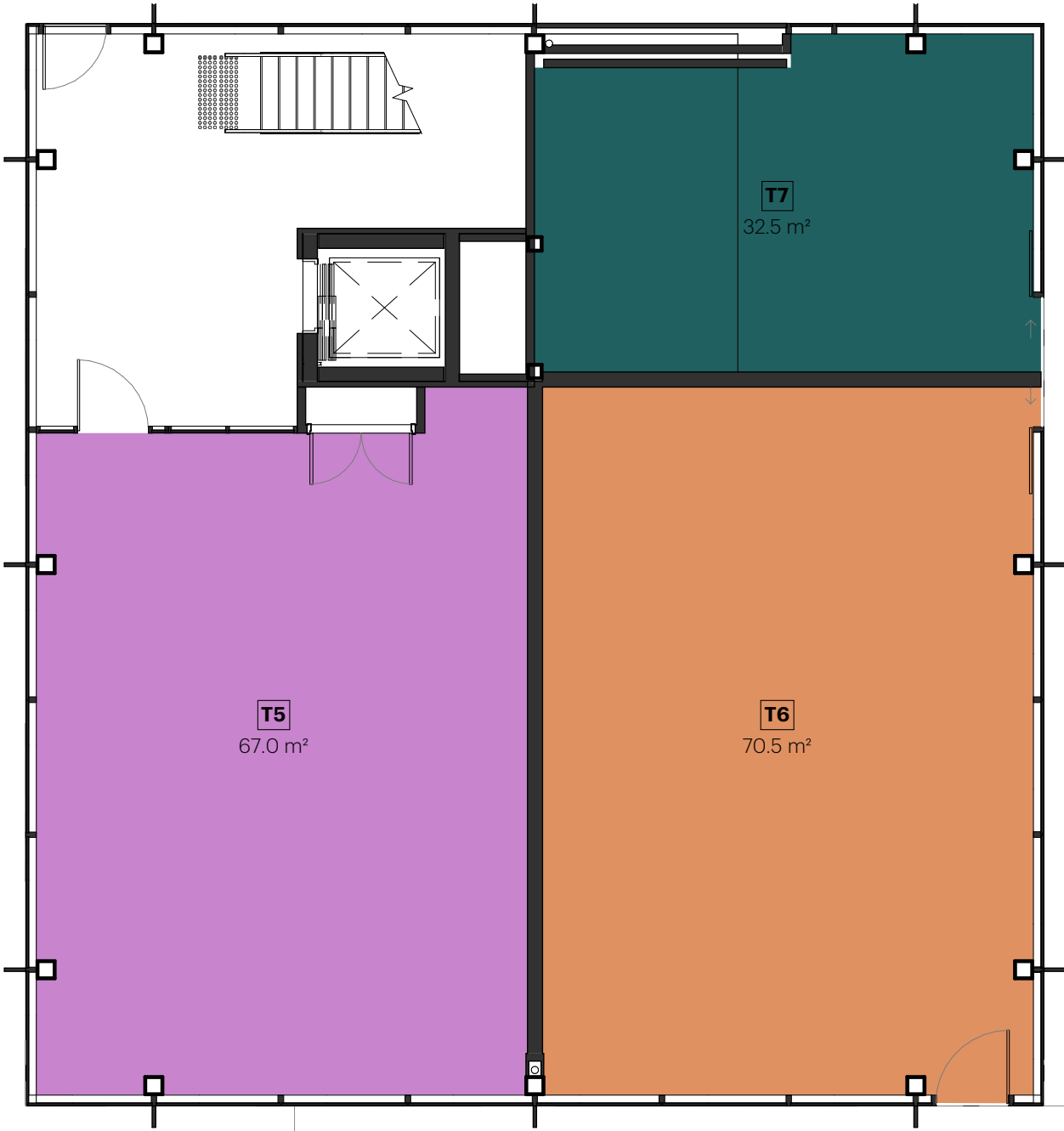
AREAS - TENANCY 4

T4	78.5 m²
TOTAL	78.5 m²

Tenancy 5-7

169.5m²

COMO



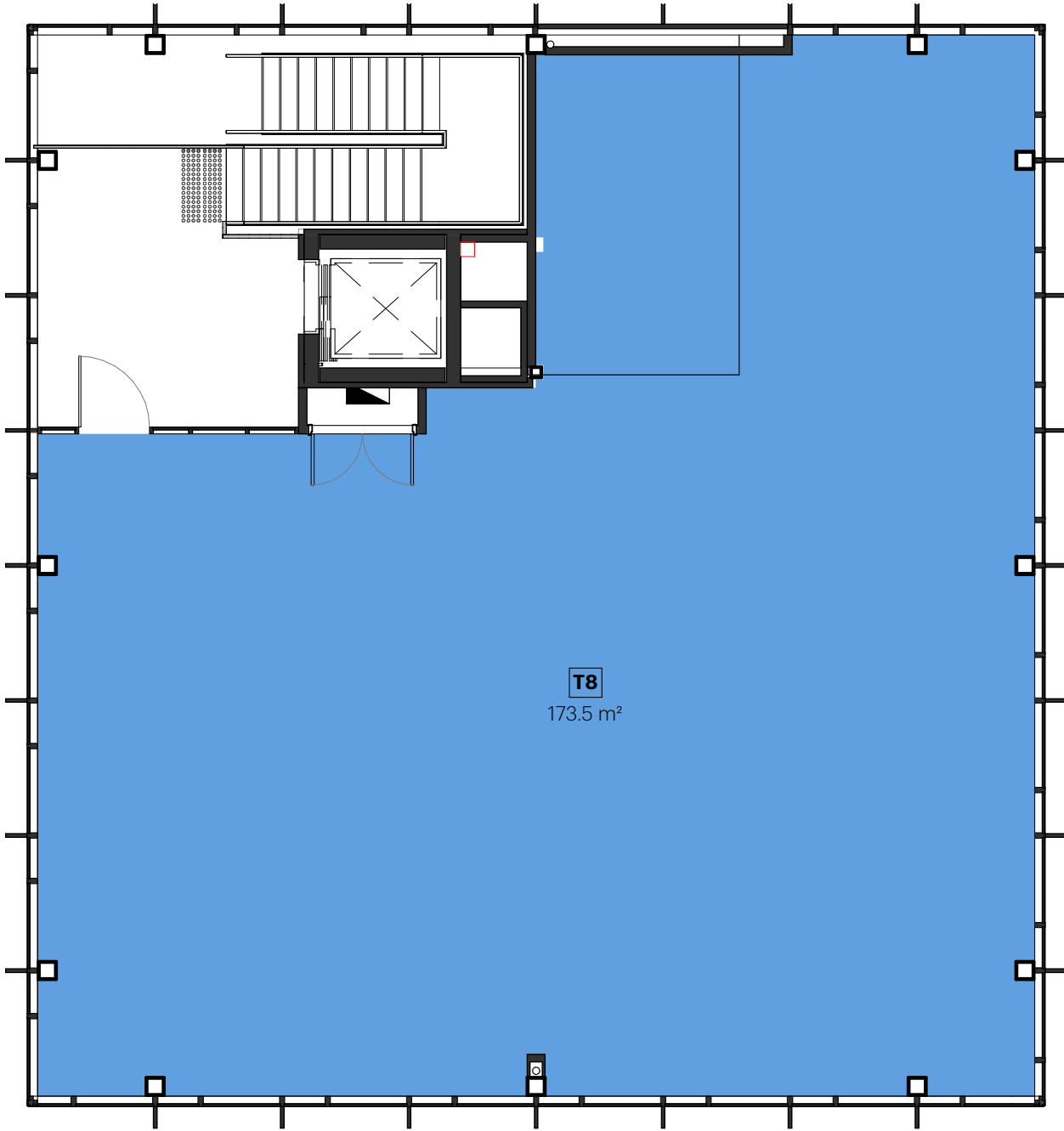
AREAS - TENANCY 5-7

T5	67.0 m ²
T6	70.5 m ²
T7	32.5 m ²
TOTAL	169.5 m ²

Tenancy 8

173.5m²

ON THE PARADE



AREAS - TENANCY 8

T8	173.5 m ²
TOTAL	173.5 m ²

COMO living.



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Artist impression



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COMO

ON THE PARADE

40 Apartments

4 Penthouses

24 Sky Terraces

9 George St Residences

Developed by one of South Australia's leading developers - Australasian Property Developments and Rocca Property Group.

Set to build upon Adelaide's most successful high street precinct within a \$120 million project.

COMO comprises of the Norwood Mall revitalisation, a brand new next generation Coles supermarket, speciality retail, 347 commercial car parks and luxurious residential apartments, sky terraces, town homes and penthouses.



Project Timeframe & Terms


Highly competitive commercial terms will be proposed to suitable groups, with the developer committed to an affordable and sustainable accommodation solution and making this a most attractive accommodation decision.

Construction commenced

Q1 2021

Construction completion

Q1 2023



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