



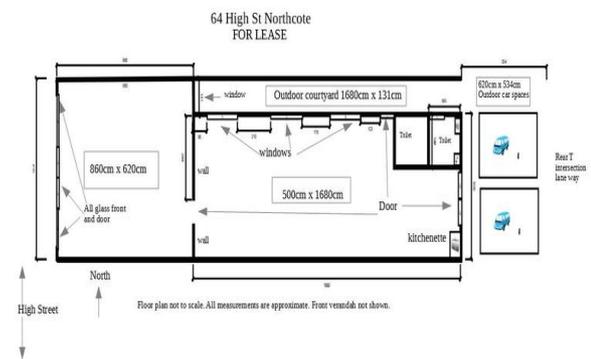
64 High Street, NORTHCOTE, Melbourne

FOR LEASE
Westgarth Precinct, Prime Retail - Large Shop.

RARE opportunity located in bustling High Street.
 This prime double fronted shopfront presents an excellent opportunity to join one of the most tightly held retail strips in Melbourne. Located in the heart of vibrant Westgarth village, café, cinema, and lifestyle precinct.
 64 High Street Northcote is a prime retail/office space that would suit a number of high profile tenancies!
****SHOP FEATURES****
 This building is in excellent condition but has never been a restaurant.
 *Double fronted retail shopfront 140sqm (approx.) + Land Size 224.8sqm (approx.)
 *High Ceilings + Large front verandah
 *Rear parking on site for 2 cars. Easy access through the T intersection in the rear laneway.
 *North facing long courtyard. + 3 x large north facing windows + Kitchenette and 2 toilets. One internal and one external.
 Suit boutique retail, fashion, restaurant, Medical, homewares or a variety of other uses (STPA).



*Property currently tenanted. Long term tenants have outgrown the space.
 *Property Available from 15/6/2018. *Attractive lease terms + Long lease term available*.
 *Rent \$68000 pa net (GST NA) - Plus Outgoings.



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