

Auction Thursday 7 March at 1pm on site



Perfect Hampton Freehold Investment

323-325 Hampton Street, Hampton

Auction Thursday 7 March at 1pm on site



Situated In The Absolute Prime Of Hampton Street

323-325 Hampton Street, Hampton

- > Prominent ground floor Pharmacy plus first floor offices
- > Land Area: 167m² approx. plus rear access entered from Willis Lane
- > Substantial frontage of 7.62 metres approx.
- > New 3+3+3 Year to established tenant – Hampton Pharmacy
- > Total Rent: \$78,288 per annum plus outs and GST
- > Excellent Rental Growth Potential
- > Exceptional public car parking nearby and close to Hampton Train Station
- > Close proximity to busy pedestrian thoroughfare
- > Irreplaceable opportunity to acquire impressive freehold close to high performing Woolworths Supermarket, Hampton Market, Bakers Delight, Flight Centre, Australia Post, Major Banks and a long list of established national and local traders
- > Located within a progressive retail and lifestyle precinct which is being supported by a growth in medium density developments nearby



Fitzroys

We know Melbourne.

fitzroys.com.au

Contact:

Mark Talbot 0409 222 411

Tom Fisher 0417 980 824

All dimensions are approximate. Particulars herein are for information only and do not constitute any representation by the owner or the agent