



In the heart of the CBD

Offices • Other • Medical/Consulting

Level 1, 245-249 Raymond Street, Sale, Vic 3850

Floor Area: 378 m²

Property Description

This level 1 space is a rare opportunity, don't miss out on the chance to lease a prime Commercial 1 Zone property on Raymond Street. Nestled right in the heart of Sales vibrant CBD district, this property would be perfect for any growing business. Level 1 is 378.1m² with the possibility to increase the first floor area by up to 240m² if need be. Vehicle and pedestrian access from both the front and rear with on site private carparks at the back of the building with easy access to shire carparks at the rear of the premises.

This site features a large furnished open area that could easily be converted into smaller offices or cubicles if required. There are several separate offices and plenty of storage space. Level 1 also features a huge furnished board room and access points to level one via 2 staircases at either end of the building. The installation of a lift can be negotiated.

In recent years the air conditioning plant has been upgraded and a suite of roof top solar panels added. Be quick to not miss out on this a fantastic rental opportunity. \$70,000 pa +GST & outgoings.

For Lease

\$1,347 pw +GST

Additional Details

Building

Whole

Tenure Type

Vacant Possession



Sally Brabham

0467942570

Chris Morrison

0419381832

Graham Chalmer - Sale

237-239 Raymond Street, Sale Vic 3850