



## HEART OF QUEENS

Retail • Offices

394 Queens Parade, Fitzroy North, Vic 3068

**Floor Area:** 80 m<sup>2</sup>

**Land Area:** 152.00 m<sup>2</sup> (approx)

### Property Description

Woodards Northcote Preston is delighted to showcase this beautifully presented property now available for lease.

Offering:  
Double shop front with 2 additional rooms  
Kitchenette  
Garage/Storage via ROW  
Split System  
Lettable space of approx 80sq mt  
Lease terms negotiable  
Zoned Commercial 1

Inspections welcome by appointment

**Leased**

Leased: Wed 10-Nov-21

### Additional Details

<b>Tenure Type</b> Vacant Possession	<b>Car Spaces</b> 1
<b>Outgoings</b> \$7600	<b>Lease Expiry</b> Jul 01, 2021
<b>Zoning</b> Commercial Zone 1	<b>Parking Comments</b> Lock up Garage via ROW



**Josie Dimichele**

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**Woodards - Northcote**

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