



# A MEDICAL INVESTMENT SURROUNDED BY MELBOURNE'S FINEST

**Sold**

Contact Agent

Sold: Fri 24-May-19

Medical/Consulting

33 Flemington Road (Level 1), North Melbourne, Vic 3051

**Floor Area:**

679 m<sup>2</sup>

**Land Area:**

679.00 m<sup>2</sup> (approx)



**CBRE**

## Property Description

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- 5 quality tenants w/ a WALE of 4.5 years
- Income of \$333,000 + outgoings & GST
- Less than 1.5km\* from Melbourne CBD

+ Located opposite The Royal Melbourne Hospital and new Victorian Comprehensive Cancer Centre (\$1 billion project)

+ 5 quality tenants including Luxe Dental and The Leukaemia Foundation of Australia

+ Income of \$333,000 p.a\* + outgoings + GST with 679sqm\* NLA

+ Brand new building with significant depreciation benefits and 8 car bays on title

+ With easy access to Melbourne CBD via Elizabeth Street and Flemington Road, and other major arterials to access wider Melbourne

### FOR SALE

For information please contact the exclusive sales and marketing agents.

Lewis Tong  
+61 421 870 833

Jimmy Tat  
+61 439 399 118

Josh Twelftree  
+61 452 524 985

Sandro Peluso  
+61 418 389 757 ...

## Additional Details

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### Tenure Type

Tenanted  
Investment

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