



## 223 Commercial Road, SOUTH YARRA 3141

CRACKER ON COMMERCIAL

### Premises:

Area m <sup>2</sup> :	92
Asking Rent:	\$49,000.00
Outgoings:	\$4,900pa
Availability:	Now
Zoning:	Activity Centre Zone
Outgoings:	\$4,900pa
Car Park:	Nil

### Contact:

**Brendan Burmistrov**  
0414 288 229  
brendan@astoncommercial.com.au

### Description:

- Building size: 92sqm\*
- Suits a variety of uses (STCA)
- Exceptional exposure
- Public transport at your door

Aston Commercial are pleased to present this superbly presented retail premises in the prestigious South Yarra precinct. The premises is located in the heart of South Yarra just a stones throw from Prahran Market and surrounded by exceptional retail operators and many of Melbourne's finest eateries.

The shop presents extremely well with great frontage to Commercial Road. The building presents exceptionally well with a clean shell and rear courtyard. The premises would suit any retailer/office looking to make a mark in the South Yarra market.

Please contact Aston Commercial today to arrange your private inspection.

\*approx.



Level 1, 107-111 High Street, Prahran VIC 3181



8532 2222



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