



SHOP 1, 343-345 Sydney Rd, Balgowlah



Fantastic Location - Boasting Excellent Street Exposure

The property is a complex of 6 shops which are fantastically placed boasting excellent street exposure and are positioned in front of a well-built residential complex.

The complex itself includes

- Secure parking access at Condamine street through a security boom gate
- Shared men/women's bathrooms adjacent to the shop
- Shop 1 fronts directly to Sydney road providing advertising exposure to 4 busy lanes of traffic.

The shop itself has a north facing aspect which utilised by floor to ceiling glass panelling providing the shop with a plethora of natural light, coupled with fantastic exposure from pedestrians and vehicle traffic from each direction.

Features:

- Entrance/reception area, low maintenance office space of 47 sqm
- Modern kitchenette, shared men/women's bathrooms adjacent
- 12 km from the city
- Located amongst business, vibrant cafes and eateries, as well as great access to public transport which takes you directly to the city.



Price	Contact Agent
Property Type	Commercial
Property ID	291
Office Area	47 m2

Agent Details

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Patrick Cowie
REAL ESTATE

- Only 160m away from Stockland's Balgowlah Shopping village which boasts

- Fitness First, Coles and 56 other retailers

Furthermore, the complex itself is located in the heart of Balgowlah on the main arterial road, connecting to the Sydney CBD and Manly Beach. Making this complex highly desirable as its locality unlocks accessibility into Manly's Vibrant heart, with entertainment, beautiful beaches and the ferry.

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