



Victor Kelly Estate Agents

NEWTOWN, NSW

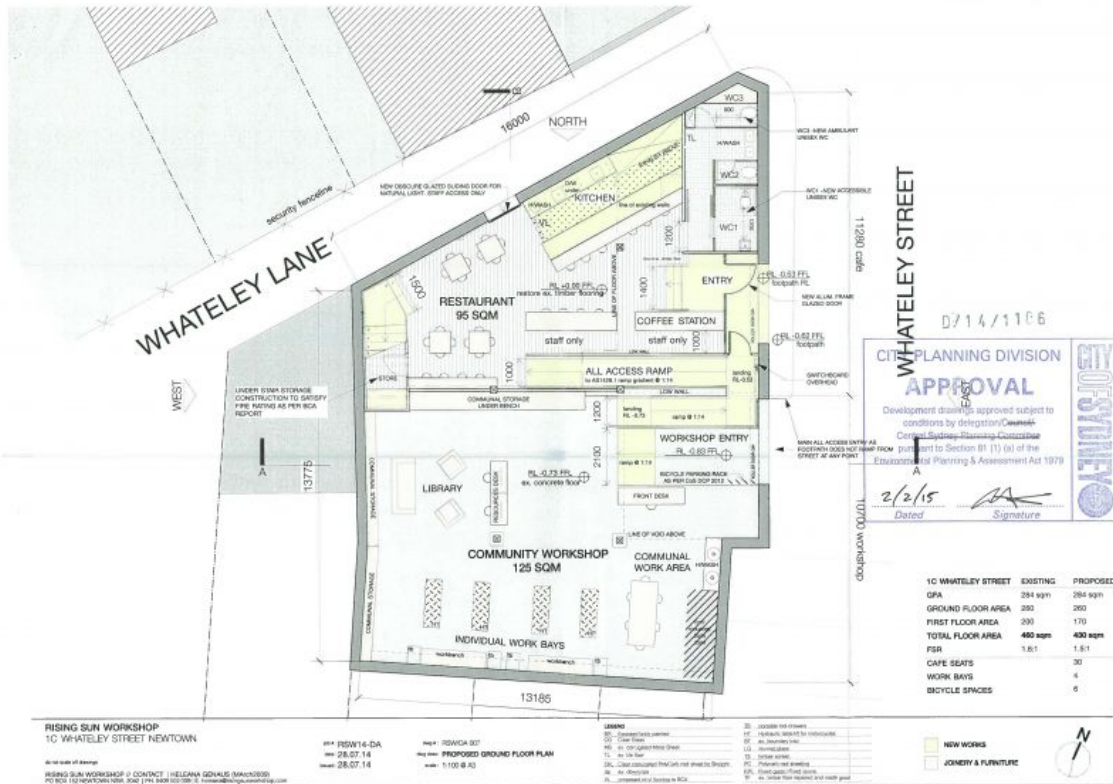
SOLD - LICENSED RESTUARANT - WAREHOUSE

Contact Cherie Kelly
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Type Retail

Land 278Square Metres

? TRULY A RARE FIND - 22 METRE FRONTAGE
 ? AAA Premium Retail Investment
 ? Rising Sun Workshop (RSW) has been operating in Newtown for many years
 ? Rising Sun Workshop (RSW) original Lease commenced 24/09/2015
 ? Lease Term under the lease is 5 years with 1 Options of 4 years
 ? Current Rent per annum is \$135,949.29 + GST as of September 2021
 ? Annual rental increases of 3.5%
 ? Ground Floor space 263 sqm
 ? Mezzanine level 172 sqm
 ? Total Gross Floor Space 435 sqm
 ? Land Area 278 sqm approx.
 ? Dimensions 24.6/14.3 X 17.3/13.9
 ? Zoned B2 Local Centre (Commercial Premises)
 ? City of Sydney Coun



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Plans shown are only indicative of layout. Dimensions are approximate.