



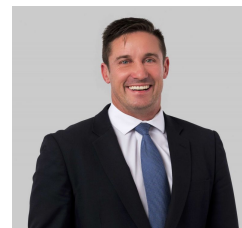
1 & 2/165 High Street Belmont VIC

- * Tightly held shopping precinct
 - * Secure income backed by quality business operation
 - * Five (5) Year Lease in place until July 2028
 - * Current rental of \$36,066.28p.a. * + GST + Outgoings
 - * Annual CPI increases
 - * Further option of Five (5) Years
 - * Combined Building Area of 115sqm*
 - * Fully licensed & BYO Restaurant
 - * Highly popular retail strip & shopping precinct with national retailers such as Coles, Aldi, Bakers Delight, Dan Murphy's, KFC & McDonalds
 - * Abundance of free car parking adjoining the property
 - * Ground floor tenancies with outdoor seating overlooking park area and opposite the Belmont Library
- (*denotes approx.)

Type	: Retail
Price	: \$630,000 - \$680,000
Building Size	: 115 sqm
View	: https://www.maxwellcollins.com.au/sale/vic/geelong-district/belmont/commercial/retail/8305282

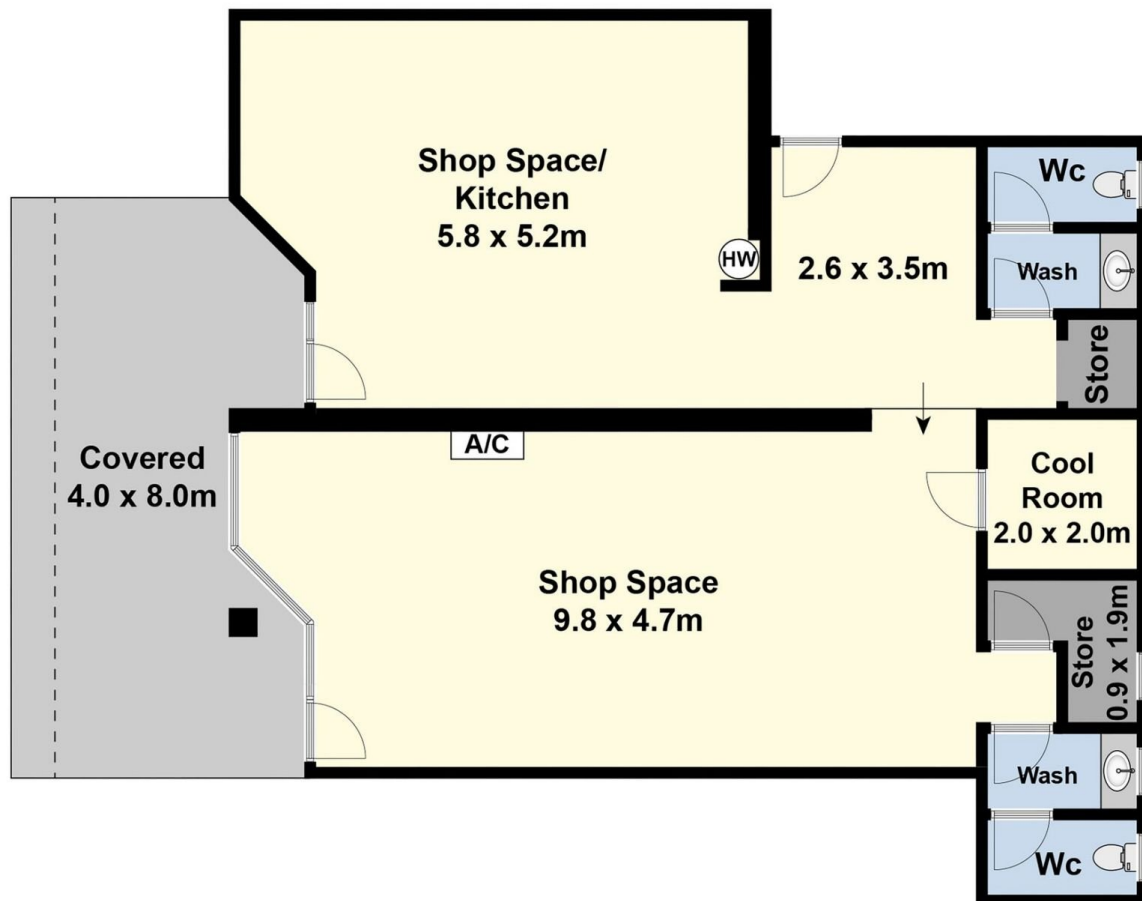


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[For full version visit the website](https://www.maxwellcollins.com.au)



Approx building size: 115m²