



## Retail Space in Busy Padbury Shopping Centre

Retail

3/75 Warburton Avenue, Padbury, WA 6025

**Floor Area:** 119 m<sup>2</sup>

**Land Area:** 131.00 m<sup>2</sup> (approx)

**For Lease**

**\$45,000p/a + GST + outgoings**

### Property Description

The Padbury Shopping Centre is a busy shopping area with 20 retail shops, loads of passing trade and ample parking. Current tenants include IGA, Pharmacy, Australia Post plus speciality shops and several food outlets. The shopping complex is located next door to Medical Centre. This retail space is located on the ground floor and can be used for shop, food outlet, office or consulting rooms. The shop has the following attributes:

- Shop 3 - Existing fit out with glass shop front
- \*. Ample Parking
- Approximately 119 sqm plus additional outdoor courtyard of 12 sqm
- Signage opportunity
- Rear loading
- Variable outgoings \$16,000 p/a + GST

For more information regarding this property, please call Rebecca Ockerby on 6243-7377 or 0407258 058.



**Rebecca Ockerby**

0407 258 058

Ockerby Real Estate - WA  
1/103 Erindale Road, Balcatta WA  
6021