

## 445 & 447 Brunswick Street Fitzroy VIC

These ground floor retail investments represent an excellent opportunity to purchase secure retail investments in Melbourne's popular and well known inner city retail precinct of Brunswick Street, Fitzroy.

### 445 BRUNSWICK STREET, FITZROY

Tenant: Patel's Pharmacy  
 Lease terms: 5 + 5 + 5  
 Rent: \$35,000 pa + GST and outgoings  
 Building area: 103m<sup>2</sup>  
 Land area: 175m<sup>2</sup>  
 Private rear courtyard

### 447 BRUNSWICK STREET, FITZROY

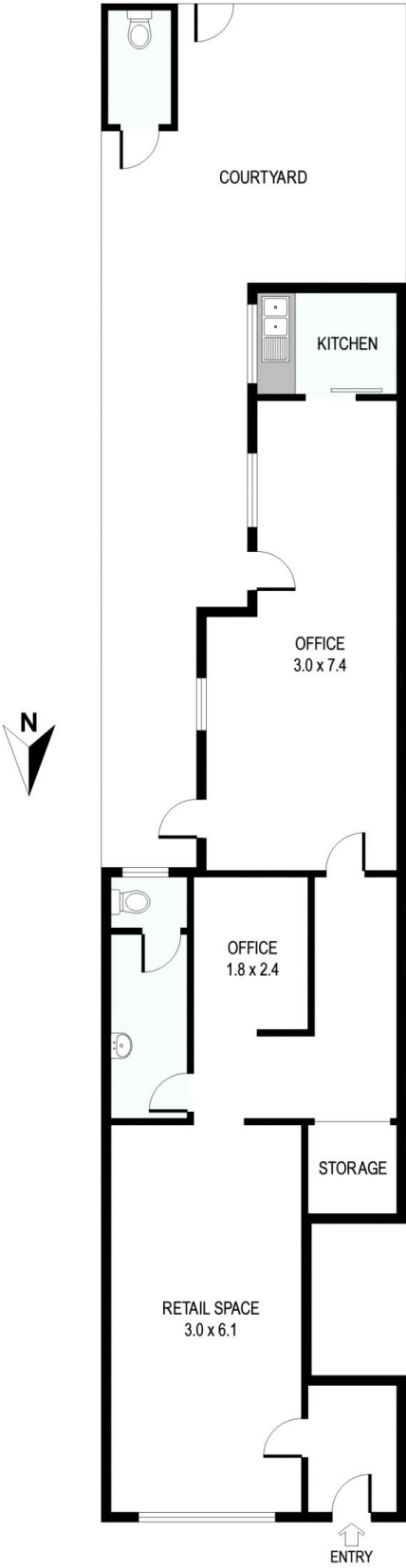
Tenant: Cricket Kit  
 Lease terms: 4 + 2 + 2  
 Rent: \$35,800 pa + GST and outgoings

**Building Size** : 105 sqm  
**Land Size** : 175 sqm  
**View** : <https://www.visionrealestate.com.au/sale/vic/inner-city/fitzroy/commercial/retail/7420358>



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Please note: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

