



**6/484 Mt Alexander Road Ascot Vale VIC**

Vision Real Estate are pleased to offer for private sale, Suite 6,484 Mt Alexander Road, Ascot Vale.

This superb second floor commercial premises has been architect designed with flexibility in mind to allow a variety of business uses in this tightly held location.

Well located with Woolworths Metro across the road and tram stops virtually at the front door this property is perfect for SMSF and all investors looking for a secure leased investment.

Features Included;

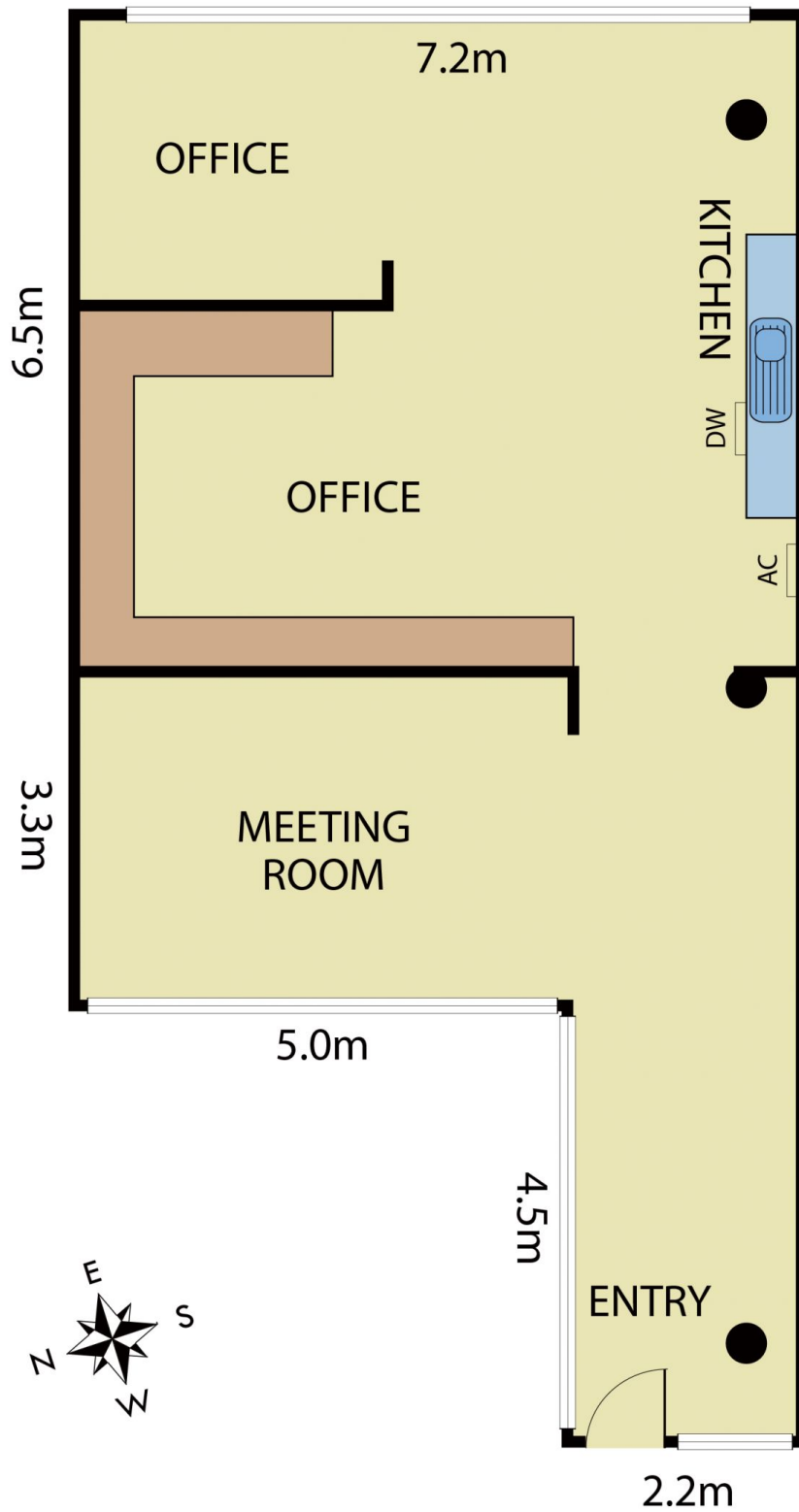
- \* Total floor area: 80m2 (approx)
- \* 2 Allocated car spaces
- \* High ceilings, polished concrete floors & air conditioning.

**Price** : Contact Tim Bindley  
**Building Size** : 80 sqm  
**View** : <https://www.visionrealestate.com.au/sale/vic/north/ascot-vale/commercial/offices/7980121>



**Tim Bindley**  
**03 9654 9800**

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Disclaimer: Whilst we believe the contents of this document to be accurate, we suggest the prospective purchasers make any necessary enquiries to satisfy themselves. We do not accept responsibility for any errors or omissions.