

169-175 Princes Hwy, Unanderra, NSW 2526**Expressions of Interest**

Retail Shop

**Built to your needs**

High-Exposure Design & Construct Leasing Opportunity

Position your business in one of Unanderra's most visible locations with this rare highway-fronting leasing opportunity.

Set on approximately 1,600sqm, the site enjoys around 30 metres of highway frontage and is positioned directly on the traffic lights, offering excellent exposure to passing traffic and easy customer access.

The landlord is prepared to fund and construct a purpose-built building to suit the operational requirements of the right tenant. This provides a unique opportunity for you to secure a tailored premises without the need to fund the build.

Key features include:

- 1,600sqm site area
- 30 metres of highway frontage
- Fantastic location
- Excellent signage and branding exposure
- Flexible design-and-construct opportunity
- Landlord to fund and build to suit tenant requirements
- Ideal for tenants with proven capacity seeking a purpose-built premises
- Flexible lease terms

This is an outstanding opportunity for a capable tenant to secure a custom-built premises in a highly exposed Unanderra location, with the landlord ready to work with the right operator to deliver a practical and commercially suitable outcome.

Expressions of interest are now invited.

Open for Inspection

By Appointment.

Listed By

Christina Comelli

Mobile: 0402 811 002

