

**138 Trimmer Pde, Seaton, SA 5023****\$12,500 + GST + OUTGOINGS**

Retail Shop

**Superb Versatile Property in an Ideal Location.**

RENT 1 OR RENT BOTH (138 &amp; 140 Trimmer Parade)

SHOP 2 (138 TRIMMER PARADE)

To Suit Retail, Office, or Cafe (STCC)

Approximately 86 sqm Tenancy

- \* 4.7m Street Frontage with Verandah Awning
- \* Updated Male, Female/Disabled W/C's
- \* High Lofty Ceilings
- \* New Suspended Ceilings
- \* 2 Car Off-Street Parking
- \* Brand New Air Conditioning with be Installed
- \* Alarm System
- \* Mixture Open Plan and Sectioned Areas
- \* Upgraded Electrical with 10 Extra Power Points Added
- \* Great Location, Great Street Frontage, Great Opportunity
- \* Fantastic Terms and Conditions
- \* Rent Free Period May Apply

Another Quality Peter Doukas Listing!

You should assess the suitability of any purchase of the land or business in light of your own needs and circumstances by seeking independent financial and legal advice.

**Open for Inspection**

By Appointment.

**Listed By**

The Office

Phone: (08) 8342 2000



## Floorplan



This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.  
Neither the vendor nor the agent accepts liability for any error or omission in this floorplan.



