



## 73 London Circuit, CITY 2601

*Maximum exposure on the busy London Circuit*

### Location:

### Description:

This 215sqm tenancy located in the iconic Melbourne Building, can be split to accommodate areas from 100sqm. This great offering is a prime ground floor retail space, with a location second to none, positioned opposite the direct route for the proposed light rail stage 2 continuation.

### Features include:

- 100-225sqm
- Located in the iconic Melbourne Building
- High traffic area
- Neighbouring tenant's include Mezzalira, Commonwealth Bank, Lemongrass Thai Restaurant, Bar Rochford and many others

|                       |  |
|-----------------------|--|
| Premises:             |  |
| Area m <sup>2</sup> : | 120  |
| Rent PA:              | \$70,000   |
| Net/Gross:            | Unknown  |
| Outgoings:            | Contact Agent  |
| Contact:              | <p><b>Theo Dimarhos</b><br/>0433 474 747<br/>tdimarhos@canberracommercial.com.au</p> <p><b>Ben Owen</b><br/>0418 688 787<br/>bowen@canberracommercial.com.au</p> |