

## GROUND FLOOR OFFICE SPACE WITH PRIVATE COURTYARD

Deans Property is proud to present this boutique ground floor suite in Chippendale. The property is recently refurbished with great internal fit-out consisting of 3 rooms and open plan / reception space. This is the only Strata in the complex that boasts a private outdoor terrace.

### Features include:

- 85 sqm internal area with existing fit-out
- 15 sqm exclusive sunny courtyard
- Internal kitchenette & storage room
- 1 secure basement car space
- Retail shop or commercial usage (Rare MU1 Mixed Use Zoning)
- Excellent exposure & signage rights
- Sold with Vacant Possession
- Walk to UTS, Notre Dame, TAFE and University of Sydney
- Walking distance to Central Park & Spice Alley eateries

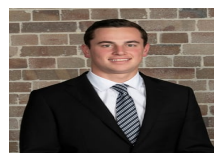
For any more information or to inspect this property, feel free to give Deans Property a call today!

### Price

Contact Agent

### Property Details

Type	Commercial
Property Type	Offices
Area	85m2



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