



## RARE FOOD & BEVERAGE OPPORTUNITY IN THRIVING PRECINCT

Deans Property is thrilled to present this exceptional bar and restaurant opportunity for lease, situated in one of Sydney's busiest retail corridors between Broadway and Central Station. Occupying a prime corner block with DA-approved outdoor seating, opportunities like this are rarely available.

Features include:

- 295 sqm of prime retail space with significant foot traffic
- Refurbished interiors featuring an open-plan dining area and wraparound bar
- Brand-new commercial kitchen with grease trap and mechanical exhaust
- DA-approved restaurant and bar license, including 56 sqm of outdoor seating
- Prominent frontage and high exposure, with potential for naming rights (STCA)
- Rear loading dock, downstairs office and storage, and a wine/beer cool room with street-level access
- Situated opposite one of NSW's largest student accommodation facilities

### Price

Contact Agent

### Property Details

Type	Commercial
Area	295m2



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