

Raine&Horne. Commercial

ACTON
1 University Avenue

24 - 268 sqm

Vanancies within The Australian National University

Price on Application

Raine & Horne Commercial Canberra is pleased to offer a selection of well-located retail, office, and hospitality tenancies across the Australian National University (ANU) campus precincts. With flexible lease terms, a variety of fitout options, and locations that cater to high student and staff traffic, these premises represent a rare opportunity to position your business at one of Australia's leading universities.

Available Tenancies:

- Unit B7a – 122sqm – \$73,200pa +GST (Former Shoe Shop, Greasetrap & Exhaust Available)
- Unit B5 – 167sqm – Leased
- Unit B6 – 135.1sqm – \$81,060pa +GST (Currently set-up as an arcade for students, Greasetrap & Exhaust Available)
- Unit 1.12 – 24sqm – \$13,200pa +GST (Earmarked for Beauty/Personal Service use)

Property ID	L34589672
Property Type	Retail
Building / Floor Area	24 - 268

AGENT

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- Unit 1.25 – 19sqm – Leased
- Unit 1.23 – 78sqm – \$42,900pa +GST (Former Parsa Cycles Store, Greasetrap & Exhaust Available)
- Unit 1.22 – 59sqm – Leased
- Unit 15 – 51sqm – \$30,600pa +GST (Former Vodafone Store, Fitout can be removed or Kept if needed)
- Unit 12 – 113sqm – Leased
- Unit 12 – 129sqm – Under Offer
- Unit 14S – 90sqm – \$54,000pa +GST (Warm-Shell, split level office unit)
- Unit 18S – 83sqm – \$49,800pa +GST (Ground Floor + mezzanine; partial fitout done (including kitchenette & bathroom))
- Unit G6 – 86sqm – \$43,000pa +GST (Former Indian Restaurant, Fitout Included in the lease price)
- Unit 1.43 – 74sqm – \$29,600pa +GST (Current office fitout in place, Great signage visibility)
- Unit G17- 86sqm- \$36,550pa +GST (Former Dance Studio, Suits similar operator, PT, Dance, Pilates)
- Unit 2.096 – 170.5sqm – Under Offer
- Unit 212-215 (Llewellyn Hall) – 268sqm – \$147,400pa +GST – (Fitted out; equipment provided in “as is” condition)
- Unit G.01A – 26sqm – \$13,000pa +GST (Unit within the College of Law, Site is earmarked for an espresso bar No cooking available)

The ANU is motivated to lease these spaces & are willing to offer generous incentives to operators that can provide services & products to the students & staff. Whether you're looking to establish a retail store, office, or health and wellbeing business, these tenancies offer unmatched exposure and accessibility within a vibrant university environment.

For more information or to arrange an inspection, contact the leasing agents at Raine & Horne Commercial Canberra. Don't miss your chance to secure a high-profile position within this prestigious precinct.