



PARRAMATTA Shop 3/426 Church Street

183 sqm

Perfectly Positioned Modern Commercial/Retail Space

\$82,350 per annum

On a bustling corner of the famous Church St, the property is approximately 100m from the buzzing Eat St retail, 150m from Prince Alfred Square and is exposed to both high vehicular and foot traffic.

The property benefits from a bus stop right at front door and a future Parramatta Light Rail Stop just 100m away, forming part of the route of the City of Parramatta 'free' shuttle service which loops around Parramatta CBD, Westfield Shopping Centre, Parramatta Railway, Parramatta Leagues Club & Bus Interchange, providing immediate access to surrounding amenity includes restaurants, cafes, Coles supermarket, gyms, hotels and pubs and CommBank Stadium.

Features:

- Simple rectangular shape
- Rear loading dock access

Property ID	L18614524
Property Type	Retail
Building / Floor Area	183

AGENT

Christian Cirillo

📞 0434 537 009

✉️ ccirillo@rhc.com.au

- Ample Basement Parking (at cost)
- Thousands of Cars Passing per Day
- Projections of up to 28,000 people utilising the light rail daily

Don't miss out on securing such a diverse premises suitable for a variety of different Retail/Commercial Uses.

Contact Jayden Ayoub 0438 635 477 for further information or to arrange an immediate inspection.