

Raine&Horne. Commercial

MOUNT DRUITT
C01/11A Mount Street

236 sqm

5 

Brand New Ground Floor Retail/Commercial in Mount Druitt Central Business District

Sold

On behalf of Manda Capital Holdings Pty Limited (Manda) acting as Mortgagee In Possession, Raine & Horne Commercial Parramatta is pleased to present the newest space in Mount Druitt's Central Business District.

This is a unique opportunity to acquire or occupy in the suburb's busiest thoroughfares linking North Parade through to Luxford Road.


This retail/commercial space is located under a newly built nine-level residential tower comprising of 58 residential units and ground floor retail/commercial spaces with separate Residential to Commercial car parking.

Mount Druitt is a key centre in Western Sydney, with its population set to grow by 22%, reaching approximately 21,860 by 2036. It is the perfect location to take advantage of the future Western Sydney Aerotropolis at Badgerys Creek and is in easy access to Sydney's Motorway Orbital network, allowing direct access to the M2, M4, M5 and M7 Motorways. 11A Mount St is set in a highly desirable area with countless commercial, retail, and residential

Property ID	L29981003
Property Type	Retail
Building / Floor Area	236
Car Spaces	5

AGENT

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amenities all around. C01, 11A Mount St is strategically placed on a highly exposed corner benefitting from both an abundance of foot and vehicular traffic.

Mount Druitt is a major hub in Western Sydney and the property is within close proximity to:

- Westfield Shopping Centre – 300m*
- Mount Druitt Railway Station + Bus Interchange – 400m*
- NSW TAFE – 450m*
- Mount Druitt Hospital – 600m*

Key Highlights include:

- Stratum Titled
- Total Area: 236sqm*
- Additional Basement Storage
- Five (5) Basement Car Spaces
- Floor-to-Ceiling Glass Frontage
- Corner Location, Well Exposed
- Newly Completed

Come join the major corporates which include Woolworths, Coles, Aldi, McDonalds, KFC, Red Rooster, Hungry Jacks, JB HiFi, Kmart, Best & Less, Rashays, Bing Lee, Starbucks, Service NSW, Salvation Army, Pizza Hut, Parramatta Mission, Headspace & Anglicare to name a few.

Contact the exclusive agents on (02) 9633 3100 for further details or to arrange an immediate inspection.