



**KINGSWOOD**  
Suites 5 & 6/1A Barber Avenue

129 sqm

4 

## Modern Medical Suite in Growing Nepean Precinct

**Sale \$950,000 + GST**  
**Lease \$65,000 PA + GST**

Raine & Horne Commercial Penrith is delighted to present Suites 5 & 6, 1A Barber Avenue, Kingswood to the market for sale or lease.


The medical suite is located on the ground floor and has been home to Penrith Physiotherapy for over 10 years.

- 129m<sup>2</sup> ground floor medical suite
- Versatile 2 lot offering
- Located within the Nepean Hospital Precinct
- 4 parking spaces allocated
- Quality fit out currently in place

<b>Property ID</b>	L28466009
<b>Property Type</b>	Medical/Consulting
<b>Building / Floor Area</b>	129
<b>Car Spaces</b>	4

### AGENT

**Liz Prasad**

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- NSW Government currently investing \$1 billion into the Nepean Hospital Precinct
- Easy access to main arterial roads such as The Northern Road and Great Western Highway

Inspections by appointment only.

\*All sizes quoted are approximate.