



147 Walter Rd W, Dianella



## A BLANK CANVAS

A unique opportunity has opened up to access a strategically located street frontage property that would suit medical, allied health, food and beverage, general retail, office plus a plethora of alternate uses. Situated in a row of similar facilities in a high profile location on a major arterial road to Morley central and the galleria, set on a 198 sqm block with rear access and a net lettable area of 143 sqm featuring a flexible floorplan. Rental sought is \$34,000 P.A. plus V/O's of \$7,932 P.A. Call Larry Gallagher now to arrange private viewing.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*

📏 198 m2

<b>Price</b>	\$34,000 Plus GST p/a
<b>Property Type</b>	Commercial
<b>Property ID</b>	30615
<b>Land Area</b>	198 m2

### Agent Details

Larry Gallagher - 0418 946 357

### Office Details

Xceed Real Estate - Commercial  
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