



Ground Floor, 376 Heidelberg Rd, Fairfield



HIGH EXPOSURE GROUND FLOOR SHOWROOM / OFFICE

- BUILDING FLOOR AREA: 392m2 approx.
- HIGH PROFILE OFFICE / SHOWROOM / MEDICAL CONSULTING BUILDING
- FORMERLY ALPHINGTON SPORTS EXERCISE & REHABILITATION
- EXCELLENT FRONTAGE TO BUSY HEIDELBERG ROAD
- SIGNIFICANT SIGNAGE RIGHTS AVAILABLE INCLUDED IN RENTAL
- FULLY SELF-CONTAINED SPACE INCLUDES KITCHENETTE & MALE & FEMALE AMENITIES
- HEATING AND COOLING SYSTEM THROUGH OUT
- FLOOR TO CEILING WINDOWS ALLOWS BRILLIANT NATURAL LIGHT
- AMPLE ONSITE PARKING
- QUICK & EASY ACCESS TO THE EASTERN FREEWAY VIA CHANDLER HIGHWAY
- APPROXIMATELY 15 MINUTE DRIVE TO MELBOURNE'S CBD
- SHORT WALK (APPROX. 700m) TO FAIRFIELD TRAIN STATION
- BUS STOP FOR ROUTES 546, 609, 251, 256 AT YOUR DOORSTEP
- STATION STREET & HIGH STREET, CAFÉS & SHOPS & RETAIL PRECINCT JUST METRES AWAY
- PARKS, GARDENS, WALK & BIKE TRACKS, GOLF COURSES & THE YARRA

392 m2

Price	OFFICE/SHOWROOM
Property Type	Commercial
Property ID	279
Land Area	392 m2
Office Area	392 m2

Agent Details

David Gargaro - 0413 202 259
Tony Gargaro - 0411 222 766

Office Details

Port Melbourne
152 Rouse Street Port Melbourne VIC
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RIVER ALL WITH A STONES THROW OF THE SURROUNDING AREA

- REAR WALKWAY ENTRY FROM PARK CRESCENT

- IF YOU HAVE ANY FURTHER QUERIES, PLEASE CALL DAVID GARGARO ON
0413 202 259

****NOTE: ALL EMAIL ENQUIRIES MUST CONTAIN A PHONE NUMBER****

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.