



3 Bridge St E, Benalla



## 3 BRIDGE STREET, BENALLA CBD

This CBD shop is currently leased till July 2024. The leasee, Sault & Bloom is retailing assorted merchandise & flowers. In the past it was a very successful cafe. The kitchen area has some of the facilities in place as well as the bar which is part of the large space at the rear of the building. The cool room has a glass cabinet built in. There are toilets within the building and a third one just outside the back door. There are reverse cycle air conditioners in the two main rooms. There is pedestrian rear access from a shared driveway. Current lease ends 12/7 2024. Inspection strictly by appointment.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or the agent. Interested parties should contact the nominated person for full and current details.

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.

223m<sup>2</sup>

Price SOLD for \$320,000  
Property Type Commercial  
Property ID 1376  
Land Area 223 m<sup>2</sup>

### AGENT DETAILS

David MacKinnon - 0410556531

### OFFICE DETAILS

Benalla  
0410556531

**BRR** Benalla Residential Rural  
Real Estate