



Caringbah



### PRIME GROUND FLOOR COMMERCIAL SPACE

REDUCED TO SELL. Rare opportunity to secure this quality ultra modern commercial space. Set in a landmark development within the vibrant Caringbah & Taren Point Commercial precinct.

Boasting the coveted and highly sought ground floor street front position the property will suit both owner occupiers and astute investors alike.

Previously leased at over \$115,000 pa NET & recently available with vacant possession.

- Versatile ground floor showroom & office space
- Glazed frontage & quality fitout
- Modern sleek entry foyer
- Internal kitchenette & air conditioning
- Will suit many uses
- Own designated undercover parking
- Prime ground floor street front position
- Highly sought landmark complex
- Suit owner occupiers or investors

For further details &/or an inspection please call Jon Brookes & the team at Brookes Partners Real Estate on 95445555 or 0416069169.

**Type** : Offices  
**Building Size:** 246 sqm  
**View** : <https://www.brookes.net.au/sale/nsw/sutherland/caringbah/commercial/offices/5757302>

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