



11/40 O'Riordan Street Alexandria NSW

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- ~ lease Term available until February 2029 with demolition clause there after.
- ~ Unit 11 consists of 124sqm Ground Floor and 29sqm Mezzanine.
- ~ Creative warehouse conversion unique space with character and style.
- ~ Be inspired by light, bright, open spaces featuring exposed beams and polished concrete floors.
- ~ Two car space.
- ~ Prominent high profile position at busy intersection in the heart of Alexandria provides great exposure.
- ~ Located next door to major retailer Including Domain, Harvey Norman, CoCo Republic, Style At Home Centre.
- ~ Walking distance (approx 500m) to Green Square Station.
- ~ The location provides quick access to main roads, Sydney CBD & Airport.

Price : \$75,700 p.a. Gross (exGST)
Building Size : 153 sqm
View : <https://www.cityalliance.com.au/lease/nsw/eastern-suburbs/alexandria/commercial/showroomsbulky-goods/5665667>

