



Ground Floor/240 Bunda Street, City

## Prime City Retail Space: High Exposure Commercial Unit. For Sale or Lease

LJ Hooker Commercial Canberra is pleased to present an exceptional ground floor commercial unit within the highly sought after Manhattan on the Park mixed use complex, positioned for outstanding street level visibility in the heart of Canberras CBD on the corner of Bunda and Akuna Streets.

This versatile unit offers an outstanding opportunity for owner occupiers and investors alike. Featuring a highly functional layout, this unit will appeal to a broad spectrum of commercial, office, retail, and service based users and offered with vacant occupation.

Key features include:

- 150 sqm of well presented ground floor space
- 1 allocated car park at the rear of the premises
- Separate air conditioning
- Ideal for retail, restaurants, office, personal services, or specialty operators
- Prominent CBD location with excellent exposure to vehicles and pedestrian traffic

**FOR SALE/LEASE**  
Contact Agent

**BUILDING AREA**  
150sqm

### AGENTS

Greg Lyons  
0439 338 883  
glyons@ljhccanberra.com.au

Lorna Stander  
0431 750 185  
lstander@ljhccanberra.com.au

### AGENCY

Canberra  
02) 6247 0222

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

 **LJ Hooker Commercial**

- Located diagonally opposite a multi-storey carpark
- No Stamp Duty payable on purchase

As part of the prestigious Manhattan on the Park development, you will enjoy access to premium shared amenities of this major complex, including:

- 25-metre outdoor heated swimming pool and spa
- Fully equipped gym with toilet and shower facilities
- Outdoor entertaining area, perfect for staff breaks or client engagements

Situated within Canberras most vibrant dining and retail precinct, the property is moments from an array of sought after restaurants, cafes, and entertainment venues. The Canberra Centre, major supermarkets, specialty retailers, and public transport links are all within immediate reach, offering unmatched convenience for staff, clients, and customers.

A rare opportunity to secure a spacious, well located commercial premises in one of the CBDs most desirable mixed use buildings.

Contact Greg Lyons 0439 338 883 or Lorna Stander 0431 750 185 at LJ Hooker Commercial Canberra to arrange an inspection or to obtain further information.

### MORE DETAILS

Property ID	48GHXW
Property Type	Retail Offices Showrooms/Bulky Goods
Building Area	150 m2
Parking	1

#### Greg Lyons 0439 338 883

Franchise Owner, Managing Director | [glyons@ljhccanberra.com.au](mailto:glyons@ljhccanberra.com.au)

#### Lorna Stander 0431 750 185

Commercial Portfolio & Leasing Manager | [lstander@ljhccanberra.com.au](mailto:lstander@ljhccanberra.com.au)

#### Canberra 02) 6247 0222

36 Woolley Street, DICKSON ACT 2602  
[canberra.ljhcommercial.com.au](http://canberra.ljhcommercial.com.au) | [glyons@ljhccanberra.com.au](mailto:glyons@ljhccanberra.com.au)

