

## Menai, 1/239 Alison Crescent

Rare Opportunity Set in High Exposure Location - Approx 175sqm

Unlock endless potential with this exceptional retail space, strategically positioned at the entrance of Menai Central. Spanning approximately 175sqm, this high-exposure shop boasts a huge shop front, ensuring maximum visibility to the constant stream of customers frequenting this thriving shopping hub. Whether you're launching a new venture or expanding your brand, this prime location offers the perfect foundation for success. With ample foot traffic and a dedicated customer car park with 29 spaces, accessibility is seamless for both customers and staff. Nestled amongst high-profile anchor tenants such as McDonald's, 7-Eleven, and Woolworths, this sought-after position guarantees an established customer base and consistent trade opportunities. Capitalize on the strong retail presence and vibrant shopping atmosphere to take your business to new heights. Don't miss this rare leasing opportunity in one of Menai's most dynamic retail destinations. Secure your place in this high-traffic precinct and turn your vision into reality. Enquire today!

### For Lease

\$166,250 + GST pa

### Building Area

175sqm

### Contact

**Lush Pillay**

0407 121 573

[lush.pillay@ljhooker.com.au](mailto:lush.pillay@ljhooker.com.au)



**LJ Hooker Padstow**  
(02) 9771 1177

**Disclaimer:** 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.

#### Key Features:

- 175sqm retail space with huge shop front
- Unbeatable exposure at Menai Central's entrance
- Potential for retail, restaurant or office space + so much more
- Ample foot traffic in a bustling retail precinct
- 29 customer car spaces for convenience
- Surrounded by anchor tenants including McDonald's, 7-Eleven & Woolworths
- Endless potential to grow your business
- High-exposure location in a thriving commercial hub
- Available now —secure this prime space today!

## More About this Property

<b>Property ID</b>	1E65FAE
<b>Property Type</b>	Retail
<b>Building Area</b>	175 m2

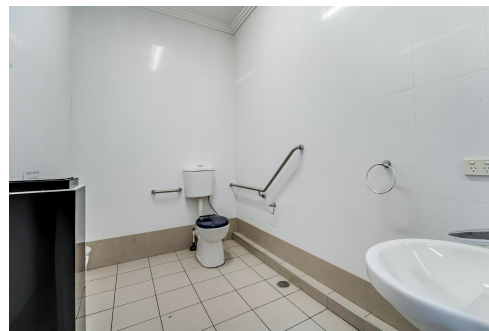
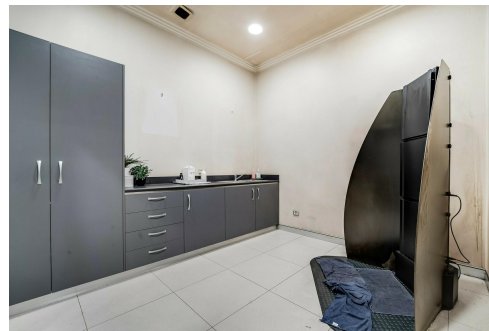
#### Lush Pillay 0407 121 573

Principal & Director | lush.pillay@ljhooker.com.au

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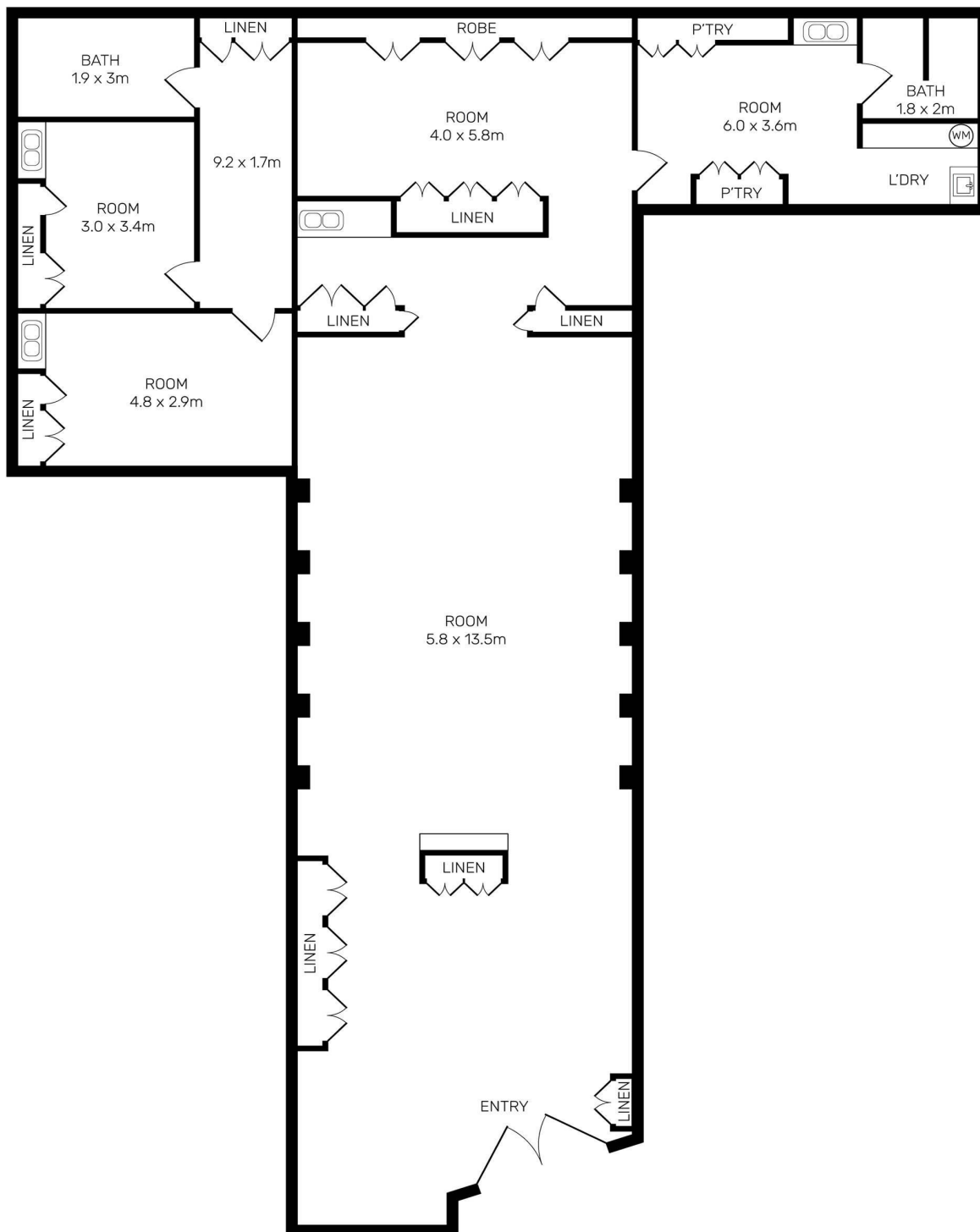
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