

Norwood, 216 The Parade

RARE PARADE OPPORTUNITY

Auction Location: 216 The Parade, Norwood SA 5067

- * 236sqm* of land
- * 199.5sqm* of lettable space
- * Ground floor of 174.3sqm* and a basement area of 25.2sqm*
- * Office or retail opportunity
- * Shared rear lane access to garage/storage area
- * Parade your brand in this tightly held street
- * Offered with vacant possession

Located on The Parade in one of Adelaide's premier inner city suburbs and within minutes of the CBD.

This prime location offers close proximity to numerous shopping and dining destinations,

 **LJ Hooker Commercial**

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.

Auction
Fri 8th Aug @ 12:00PM

Building Area
200sqm

Contact
Mario Bonomi
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Joanne Chapley
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Adelaide
(08) 8232 8844

as well as a variety of high-profile businesses.

Open for Inspection:

- * Wednesday, 16th July 2025 at 12:00 - 12:30pm
- * Wednesday, 23rd July 2025 at 12:00 - 12:30pm
- * Wednesday, 30th July 2025 at 12:00 - 12:30pm
- * Wednesday, 6th August 2025 at 12:00 - 12:30pm

Auction on site Friday 8th August 2025 at 12:00pm.

For further information contact Mario Bonomi 0412 080 993 and Jo Chapley 0403 056 889.

*Approximate

** All information provided has been obtained from sources we believe to be accurate, however, we cannot guarantee the information is accurate and we accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans and size, building age and condition). Interested parties should make their own enquiries and obtain their own legal advice.

Should this property be scheduled for auction, the Vendor's Statement (Form 1) will be available at the LJ Hooker St Peters office for 3 consecutive business days immediately preceding the auction and at the auction for 30 minutes before it starts.

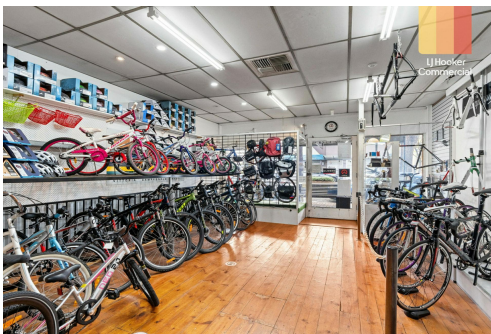
RLA 231 015

More About this Property

Property ID	8EVH94
Property Type	Retail
Building Area	199.5 m2
Land Area	236 m2

Mario Bonomi 0412 080 993
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Joanne Chapley 0403 056 889
Sales and Leasing – Commercial | jo.chapley@ljhcommercialadelaide.com.au

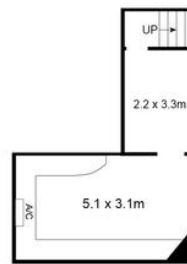
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-LANEWAY ACCESS-



GROUND FLOOR



BASEMENT FLOOR

- ☐ Ground Floor - 174.3m²
- ☐ Basement Floor - 25.2m²
- ☐ Total Lettable Area - 199.5m²

Measurements are approximate

-THE PARADE-



216 The Parade, Norwood SA 5067

Disclaimer: The information & figures obtained within this document has been compiled from information provided by vendor & sources that we believe are reliable. No warranty is given to their accuracy & all figures are subject to change without notice.