

### Shop 5/11 Mashman Avenue Kingsgrove NSW

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Ideally situated in the heart of Kingsgrove and close to Kingsgrove Railway Station, this shop is suited for medical & health centre, a dentist, a beauty clinic, or consultant offices, restaurants, providing occupants with great exposure in the heart of the Kingsgrove CBD.

**Price** : \$80, 000 pa  
**Building Size** : 135 sqm  
**View** : <https://www.srmetro.com.au/lease/nsw/s-t-george/kingsgrove/commercial/retail/8023340>

Features include:

- ? Air conditioning throughout
- ? After-hours access
- ? High-traffic area
- ? Modern bathroom
- ? Grease trap/exhaust range hood ready
- ? Internal area: approx. 135sqm, plus 3 secure basement parking spaces
- ? Next to Pharmacy and Woolworths

To enquire and arrange a private viewing, please contact



**Farrah Cartwright**  
**0420 311 618**

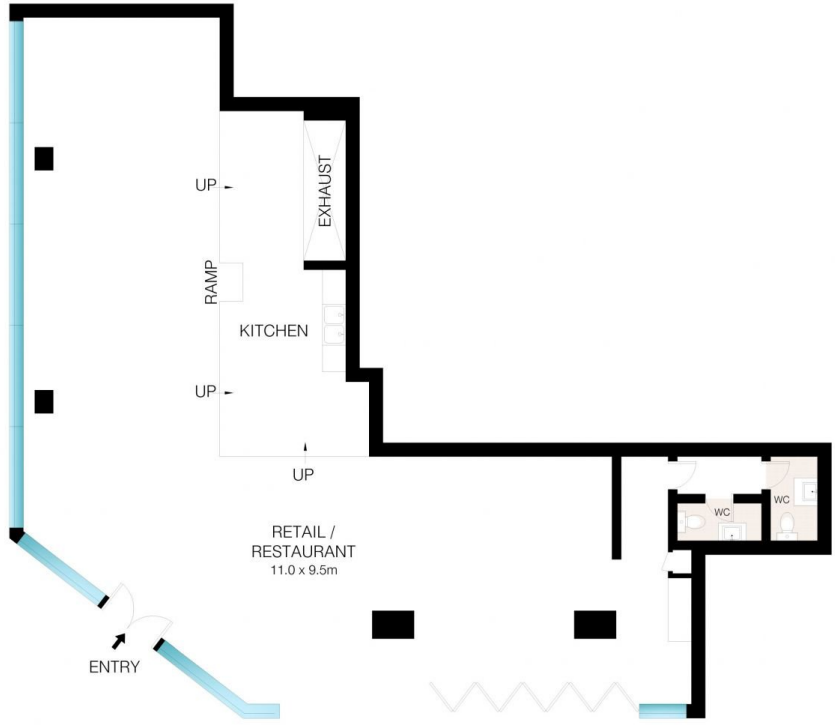
<https://www.srmetro.com.au>



BASEMENT

SYDNEY RESIDENTIAL  
METRO

0 1 2 3 4 5



GROUND FLOOR

INT: 132m<sup>2</sup>



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5/11 Mashman Avenue, Kingsgrove