



96 Ware Street, FAIRFIELD 2165

550sqm - Prime Retail Opportunity in the Heart of Fairfield

Description:

Are you ready to take your retail business to the next level? Look no further! We have the perfect opportunity for you:

Welcome to 96 Ware Street, in the bustling heart of Fairfield, where opportunity meets prime positioning. This 550-square-meter retail shop lends itself to a number of retail uses and with this open floor plan, would make for an easy fitout to suit your needs.

Prime Location: Nestled in the heart of Ware Street, this shop enjoys high foot traffic and excellent visibility. Your business will be at the centre of Fairfield's vibrant commercial district.

Spacious Interior: With 550 square meters of space over 2 levels, you have the freedom to design your retail haven exactly as you envision. There's plenty of room to showcase your products, create unique displays, and provide a fantastic shopping experience for your customers.

Convenient Parking: In addition to the 6 on site parking at the rear, this property backs on to a large multi storey council carpark and provides easy parking options for staff and customers alike.

Endless Potential: This versatile space is perfect for a variety of retail businesses, whether you're looking to open a boutique clothing store, a trendy cafe, a tech shop, or anything in between. Your creativity knows no bounds.

Established Neighborhood: Fairfield is a diverse and thriving community, attracting residents, shoppers, and people from out of area looking to enjoy

Premises:	
Area m²:	550
Rent PA:	\$180,000
Net/Gross:	Net
Outgoings:	Contact Agent
Contact:	<p>Dan Biner 0402 212 796 d.biner@m5industrial.com.au</p> <p>Josh Biner 0411 601 323 j.biner@m5industrial.com.au</p>



FOR LEASE

the cultural diversity the Fairfield market has to offer. Join a vibrant local economy and connect with a loyal customer base.

For any questions or inspections, please call the exclusive listing agents.

M5industrial.com.au

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