



## Unit 2, 56 Nicholson St, Footscray

### VENDOR SAYS SELL - PROMINENT FOOTSCRAY RETAIL - INVEST, OCCUPY OR REPURPOSE

NSL Property Group is pleased to present Shop 2/56 Nicholson Street, Footscray For Sale and Now Available.

This inner west retail space sits within a premier commercial precinct and is ripe for further upside (STCA).

Positioned in an established and exclusive precinct of Footscray close to Footscray Road, Geelong Road and the Barkly Street interchanges, the property offers favorable Activity Centre Zoning (ACZ)

Key Features include:

- Total Building Area: 130 sqm
- Perfect for a Café or Restaurant
- Abundant Natural Light
- Ample On Street Parking
- Well Positioned To Public Transport
- Available Now

For further information on this asset or to discuss your Footscray property requirements contact NSL Property Group:

Guy Naselli 0413750744

Jackson Brenchley 0431 286 661

1 130 m2

Price	\$890,000
Property Type	Commercial
Property ID	264
Land Area	130 m2
Office Area	130 m2

### AGENT DETAILS

Guy Naselli - 0413 750 744

Jackson Brenchley - 0431286661

### OFFICE DETAILS

NSL Property Group  
597 Gilbert Rd Preston, VIC, 3072 Australia  
0413 750 744

