



Sold

# 41-47 Smith Street, Fitzroy VIC



## **STUNNING LICENSED CAFE / EATERY - FOOD READY!!**

Boasting a very wide and impressive glass facade on vibrant Smith Street, this commanding hospitality opportunity is available for lease, and it oozes character and offers a blank canvas of the highest quality for your business.

Features include:

- > Excellent natural light
- > Concrete floor
- > Grease-trap
- > Previously a fried-food eatery
- > Air-conditioning & heating
- > Secure undercover parking (2)
- > Available: NOW
- > AREA: 170m2 (approximately)

Inspections are by appointment.

<b>Contract type</b>	Sale
<b>Property Type</b>	Hotel/Leisure, Commercial
<b>Price</b>	CONTACT AGENT
<b>Richard Miglic Owner Principal</b>	0418 556 900