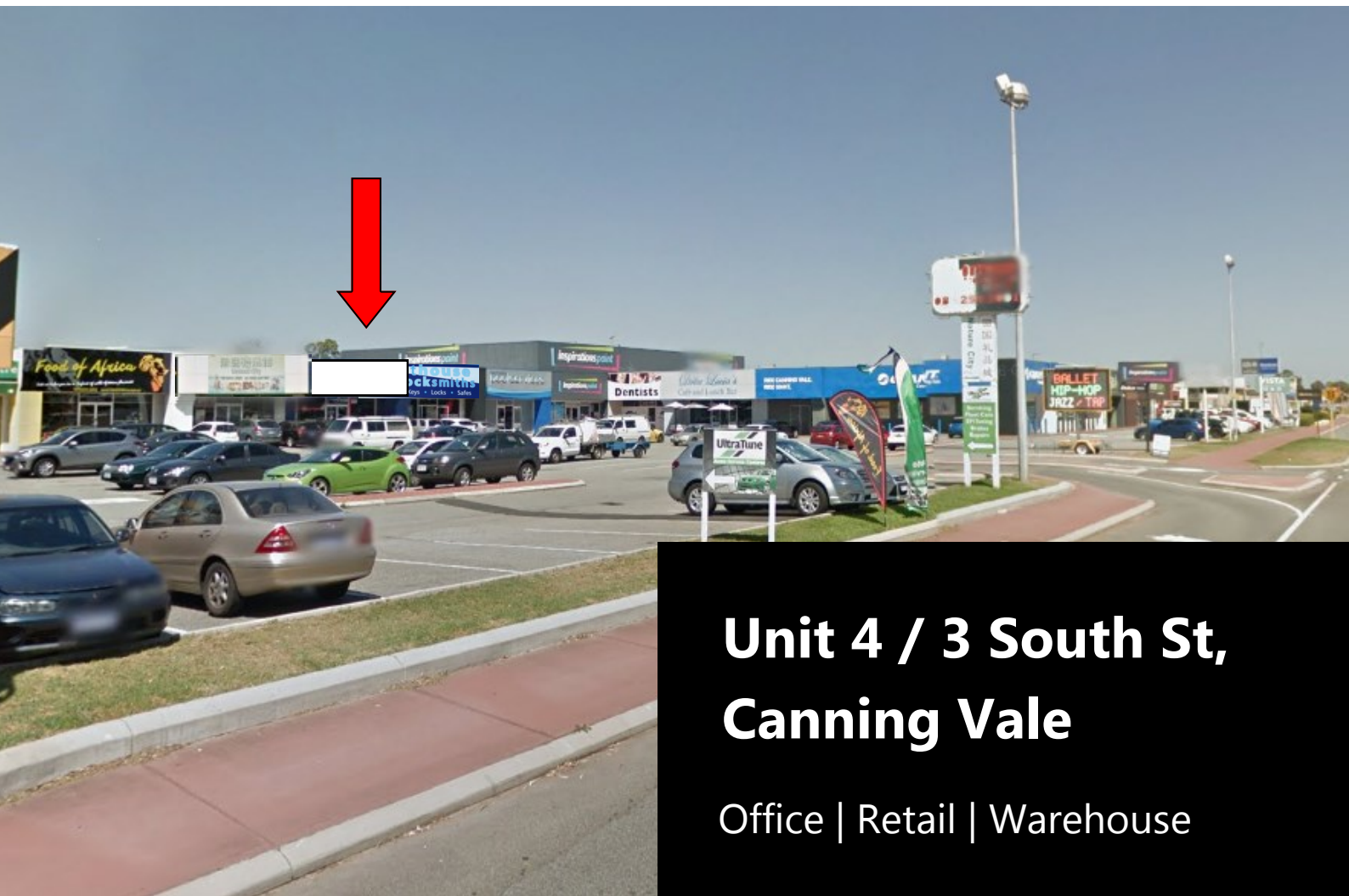


# FOR LEASE



## Unit 4 / 3 South St, Canning Vale

Office | Retail | Warehouse

195 sqm

Direct Street Exposure

On-Site Parking

Easy Access

## Eric Rogers

0412 228 555

egr@metwaywa.com

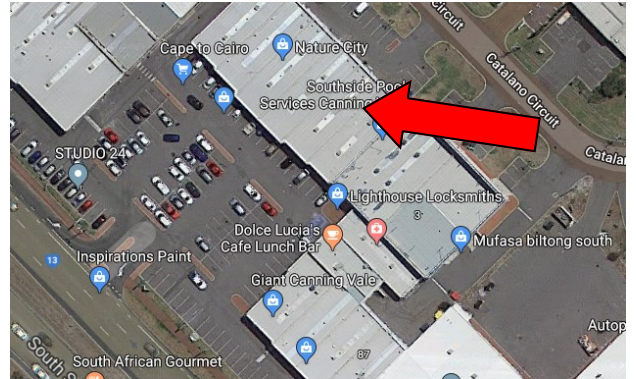
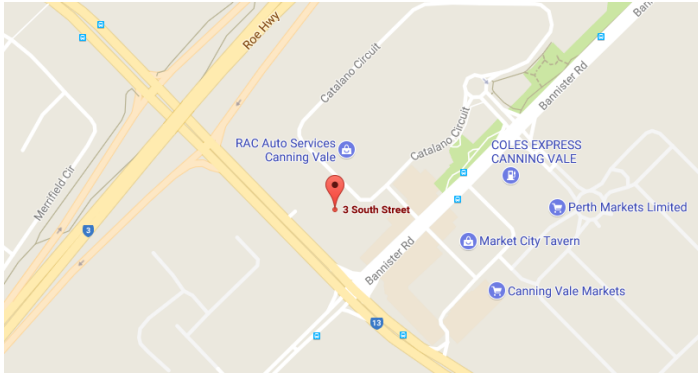
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# Unit 4 / 3 South St, Canning Vale



## Location

Positioned on South St between the Roe Hwy and Bannister Rd. at the entry to the Canning Vale commercial area.

Massive street exposure to the very busy and high traffic flow South St adds to this quality location.

The Centre has direct access to and from South St.

## Premises

Other tenants in the complex include such high profile tenants as Work Clobber, Total Eden, Ultra Tune, Inspirations Paint, Vista Blinds, Giant Cycles and Auto-Masters.

## Lettable Area

195 sqm

## Rental (+GST)

\$185 / sqm pa

\$3,000 / pcm

## Outgoings (+GST)

\$40 / sqm pa

\$650 / pcm

## Parking

On-Site Parking Available

## Lease Term

3-5 Years

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