



## Boutique Sydney Retail Investment in Award...

The Pottery Retail Plaza is situated in close proximity to Kingsgrove Train Station in the award winning The Pottery mixed-use development, which was completed in 2013. The Property presents an astute investor the opportunity to acquire a prominent retail investment in the heart of the Kingsgrove Town Centre.

### Investment Highlights

- > Prime metropolitan location, only 13km\* from Sydney CBD and 130m\* from Kingsgrove Railway Station
- > 8 premium retail shops and one office tenancy in an award winning mixed-use development
- > Prominent, high trafficked position, adjacent to Kingsgrove Railway Station
- > Thriving tenancy mix of service retail, cafes and restaurants that creates a family and dining hub
- > Net operating income of \$465,075 pa\*
- > Completed in 2013, offering outstanding depreciation potential

<b>Price</b>	SOLD
<b>Property Type</b>	commercial
<b>Property ID</b>	518
<b>Office Area</b>	250 m2
<b>Floor Area</b>	996 m2

### Agent Details

Stephen Wan - 0414263366

### Office Details

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