



## 606 Dean St, ALBURY 2640

### ICONIC ALBURY RETAIL / OFFICE BUILDING

#### Premises:

Area m<sup>2</sup>: 200

Rent PA: \$62,000

Outgoings: N/A

#### Contact:

**Scott Mann**

0403014249

scott@awcommercial.com.au

**Corey Finlay**

0422719736

corey@awcommercial.com.au

#### Description:

First time offered for lease in over 20 years this landmark building with enormous street presence is positioned in the heart of Albury's retail precinct.

Boasting an area of approx. 200 sqm the grand entrance leads to light & bright open plan retail area with ample back of house storage.

Features include; 3.5M ceiling height, ornate heritage building features, polished floors and air-conditioning throughout.

This is a rare opportunity to occupy a premium Albury building on affordable terms.

For further information or an inspection please contact Scott 0403 014 249 or Corey 0422 719 736

Property Code: 183

[awcommercial.com.au](http://awcommercial.com.au)

Scott Mann 0403 014 249 | Corey Finlay 0422 719 736 | A Unit 3, 46 Elgin Bvd, Wodonga, VIC, 3690

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