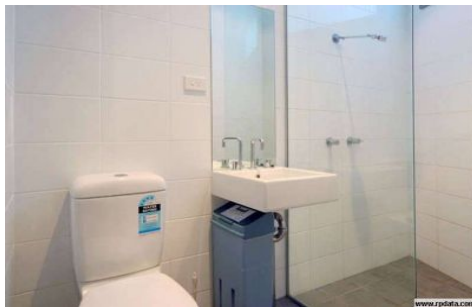


GUNNING



50-52 Edgecliff Road Woollahra NSW

100% Leased to international tenant Stagehuis - Trading as Intern Australia.

2 Sprawling freehold buildings.

Over 28 rooms of accommodation.

3 Street Frontages.

Large land parcel of 714m²; approx.

Lease Commencement - 1 October, 2007

Expiry Date - 30 September, 2012

Option 5 years.

Increases - CPI annually and market review at the option.

Current Net Income: \$263,379 net p/a (approx.).

Building Size : 714 sqm

View : <https://www.gunningre.com.au/sale/nsw/eastern-suburbs/woollahra/commercial/leisure/5730441>

On the Eastern side of Edgecliff Road between Adelaide Street and Old South Head Road. Nearby Westfield Shopping Centre and Oxford Street have long enjoyed an enviable reputation as being Sydney's premier retail precincts and offer an enormous range of attraction.