



Leased

**343 Smith Street, Fitzroy VIC**



## SMITH STREET - LICENSED RESTAURANT

Hit the ground running with this unique and exciting opportunity to secure a substantial licensed restaurant on vibrant Smith Street.

Features include:

- > 2022 Liquor Licence
- > Commercial kitchen
- > 3-phase power & grease-trap
- > Air-conditioning & heating
- > Huge 1st-floor function space with vaulted timber ceiling
- > 9.4m frontage to Smith Street
- > 9.3m frontage to rear laneway
- > Ample amenities for patrons
- > TOTAL BUILDING AREA: 400m2 (approximately)

Inspections are by appointment only.

Liquor Licence is available upon request.

<b>Contract type</b>	Lease
<b>Property Type</b>	Hotel/Leisure, Commercial
<b>Price</b>	* LEASED *
<b>Richard Miglic Owner Principal</b>	0418 556 900