

### 429 Gardeners Road ROSEBERY NSW

On offer, this affordable building consisting of downstairs office/retail with a huge upstairs residence. Located on busy Gardeners Road, this property is ideal for the investor or business looking for added income of an upstairs residence.

#### Ground Level:

- \* Approximately 175sqm internal downstairs
- \* Currently leased to accounting practice
- \* Reception, main office, 2nd office
- \* Rear lane access to double LUG/storage
- \* Shop front exposure to busy Gardeners Road
- \* Ideal retail or professional uses

#### Level 1:

- \* Large 2 bedroom residence with entry via rear lane
- \* Large kitchen, dining and outdoor balcony

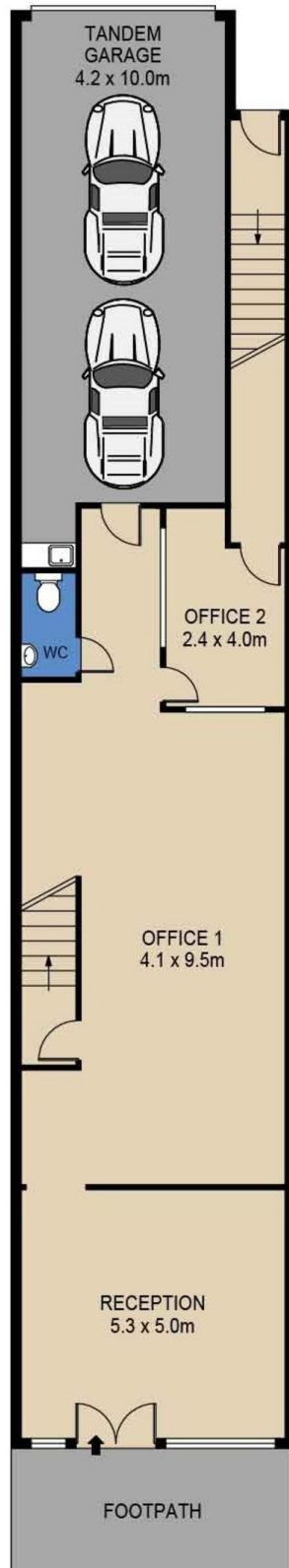
**Building Size** : 275 sqm  
**Land Size** : 175 sqm  
**View** : <https://www.rre.com.au/4760494>



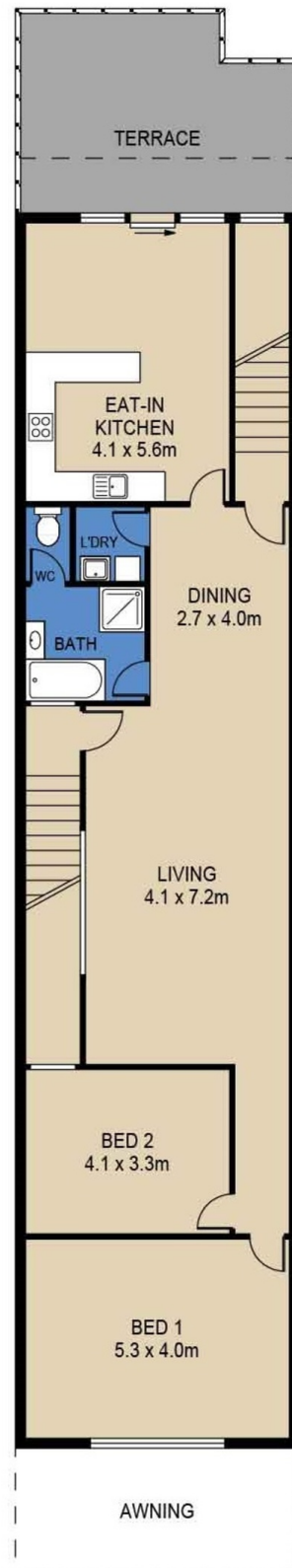
**Michael Michos**  
0296672868



**Jim Michos**  
0296672868



GROUND FLOOR



FIRST FLOOR

## 429 GARDENERS ROAD, ROSEBERY

DISCLAIMER : THIS IS FOR ILLUSTRATIVE PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND IT DOES NOT CONSTITUTE PART OF ANY LEGAL DOCUMENTS