



## The Sands Shopping Centre, 175 - 179 Mandurah Terrace, MANDURAH 6210

*Join IGA & Wizard Pharmacy at the Sands!*

<b>Premises:</b>	Shop 2
<b>Area m<sup>2</sup>:</b>	88
<b>Rent:</b>	\$28,000 p.a. plus GST
<b>Net/Gross:</b>	Net
<b>Outgoings:</b>	\$12,250



**Availability**

Immediately



**Traffic**

Approx. 14,000 passing daily



**Anchor Tenants**

Supa IGA + Wizard Pharmacy



**Parking**

Ample Centre parking

**Location:**

The Sands Shopping Centre is situated on the corner of Mandurah Terrace & Anstruther Road in a vibrant urban location only minutes from the Mandurah City Centre, Mandurah Ocean Marina and the Silver Sands beach. The well-established neighbourhood centre comprises major retail tenants including IGA Supermarket, Wizard Pharmacy and a strong fast-food offering.

**Description:**

- Vibrant Coastal Location
- Mandurah Terrace Frontage
- Many Uses Permitted

Shop 2 has Mandurah Terrace frontage offering the opportunity for excellent signage and great exposure from passing traffic. The shop would suit both office or retail uses however, is ideal for a beauty therapist, florist or takeaway food.

Register your interest with Porter Commercial today!

**Contact:**

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# For Lease

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