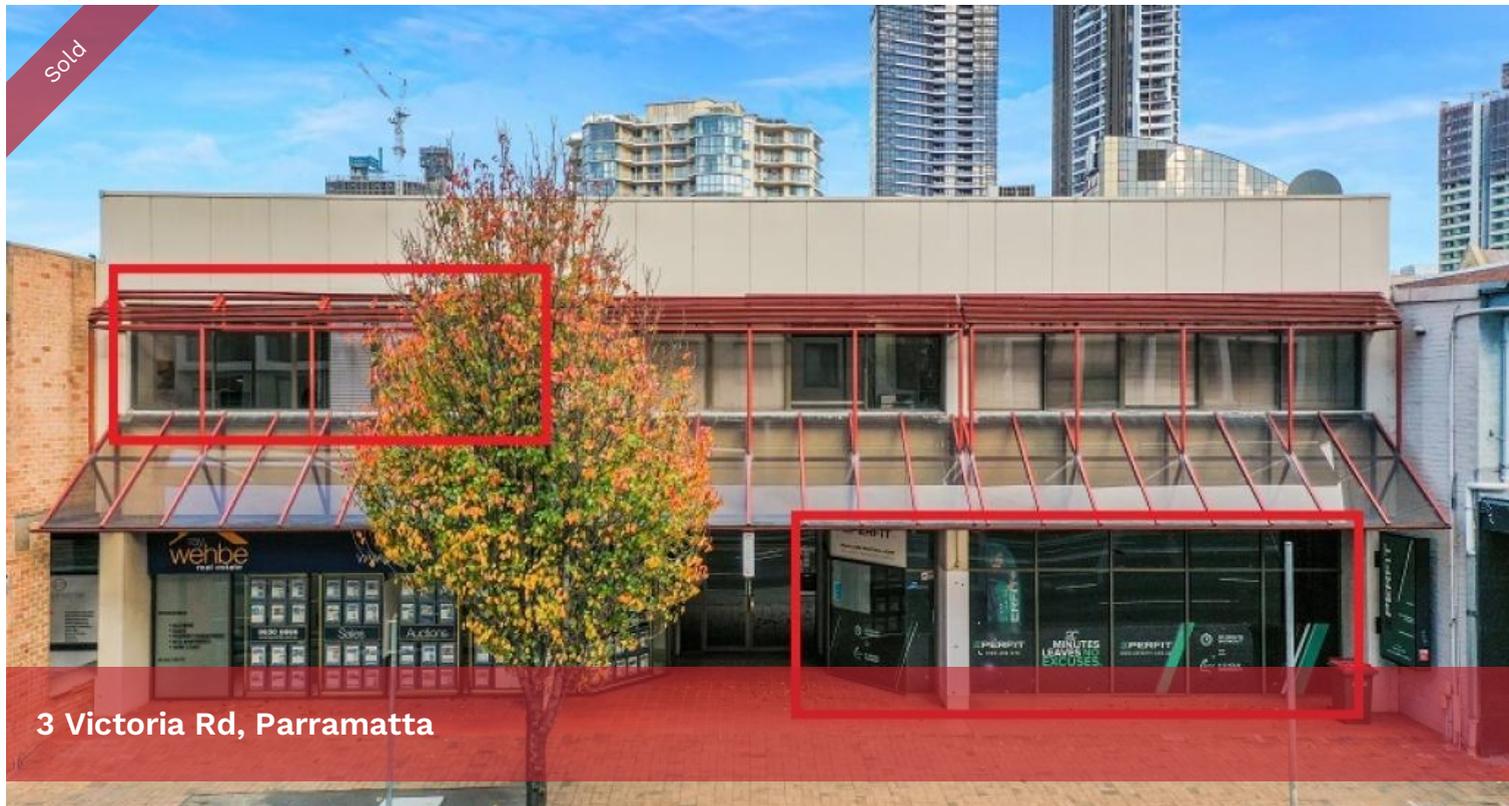


Sold



3 Victoria Rd, Parramatta



## SHOP + OFFICE | SEPARATELY OR TOGETHER | 127 - 257 SQM

Belroy Property are excited to introduce Lots 1 and 8 at 3 Victoria Road, Parramatta to the market for sale by Expressions of Interest.

The lots are to be sold separately or together.

This opportunity is unique, providing an excellent option for immediate occupation in Parramatta's tightly held strata market. Located in a prominent position along Victoria Road close to the Church Street intersection, these properties will form part of a future development site amalgamation.

### SHOP 1 | 18% Unit Entitlement

- + 130 sqm
- + 2 car spaces
- + Street frontage
- + Exclusive shower and bathroom facilities
- + Kitchen
- + Tiled flooring

### OFFICE SUITE 8 | 16% Unit Entitlement

- + 127 sqm
- + 3 parking spaces
- + North facing windows

 5

<b>Price</b>	SOLD
<b>Property Type</b>	Commercial
<b>Property ID</b>	668

### AGENT DETAILS

Peter Karam - 0414 905 639

### OFFICE DETAILS

Belroy Property  
 Level 3 85 George St Parramatta NSW  
 2124 Australia  
 02 9895 4000

