



43 Station Street, Cobram



## For Lease: Renovated Shop in Prime Location – Perfect for Beauty Salon or Retail

Discover this beautifully renovated commercial space, formerly a successful beauty salon, now available for lease. Located in a bustling area, this shop offers everything you need to establish or grow your business.

The premises feature:

- **Three spacious treatment rooms** – Perfect for beauty services, consultation rooms, or private offices.
- **Welcoming shopfront** – Ideal for retail displays or a reception area.
- **Fully equipped kitchenette** – Convenient for staff breaks or light meal preparation.
- **Storage room** – Ample space for stock or equipment.
- **Toilet and shower facilities** – Enhancing comfort and convenience for both staff and clients.
- **Rear access** – Facilitates deliveries and staff entry without disrupting customers.

Comfort is key, with **air conditioning and split systems** installed throughout the space, ensuring a pleasant environment year-round.

Situated in a great location, the shop is nestled next to a successful hairdresser, VicRoads, Moira Shire offices, a popular local pub, and Woolworths, guaranteeing high foot traffic and visibility.

<b>Price</b>	\$450pw Plus GST & Outgoings
<b>Property Type</b>	Commercial
<b>Property ID</b>	4890

### Agent Details

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### Office Details

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Don't miss this opportunity to secure a versatile space in a thriving area. Contact us today to arrange a viewing and discuss how this shop can work for your business

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