



27 Russell St, Abbotsford

FUNCTIONAL SITE WITH ENDLESS POSSIBILITIES - OCCUPY, INVEST OR DEVELOP (STCA)

NSL Property Group is pleased to present 27 Russell Street, Abbotsford For Sale via Private Treaty.

This rare piece of vacant land is situated adjacent to Hoddle Street along the train line between North Richmond and Collingwood railway stations.

Surrounded by a diverse range of operators including "MANIAX" Axe Throwing, Forte Lift Services, Abbotsford Automotive services & The Laird Hotel.

Key Features include:

- Total Land Area: 141sqm
- Commercial 2 Zoning (C2Z)
- Wide 7.44 metre frontage to Russell Street
- Functional site that suits a variety of owner occupier possibilities
- A multitude of development opportunities including office, industrial or mixed use
- Existing planning permit for 4-story commercial building available upon request
- Permit includes rooftop garden, environmental design and ample internal storage
- Unrivalled public transport access with trains, trams and buses all within walking distance
- Moments from Victoria Street and Hoddle Street

141 m2

Price Contact NSL Property Group
 Property Type Commercial
 Property ID 273
 Land Area 141 m2
 Office Area 141 m2

AGENT DETAILS

Jackson Brenchley - 0431286661
 Guy Naselli - 0413 750 744

OFFICE DETAILS

NSL Property Group
 597 Gilbert Rd Preston, VIC, 3072 Australia
 0413 750 744

