

# Absolute Prime St Kilda Retail Investment

7 Shakespeare  
Grove, St Kilda

(corner Chaucer Street)



Acland Street  
Retail Village

For  
Immediate  
Private Sale

SHAKESPEARE GROVE

CHAUCER STREET

savills





7 Shakespeare Grove, St Kilda  
(corner Chaucer Street)

## High profile retail investment leased to ever popular **jimmy grants**

### For Immediate Private Sale

- A super prime retail corner of 133sq m\*
- 5 year lease from July 2017 with 4 x 5 year options
- Current Net Rental: \$123,382 per annum\* plus Outgoings and GST (as at July 2019)
- Fixed annual 3% rent reviews
- Includes secure parking
- Dual Street frontages totalling over 23 metres\*
- Leased to prized tenant **Jimmy Grants**
- Jimmy Grants is operated by the renowned restaurant group Made Establishment owner of The Press Club, GAZI and Hellenic Republic
- Premium bayside location only 50m\* to prime Acland Street retail and opposite iconic Melbourne tourist destinations; Luna Park and the Palais Theatre
- Surrounded by celebrated tenants in St Kilda's renowned retail and lifestyle precinct
- A superb retail investment not to be missed!

\*Approximate. Outlines indicative only



**Nick Peden**  
0402 011 266  
npeden@savills.com.au

**Mark Stafford**  
0404 401 053  
mstafford@savills.com.au

**Glenn Ye 叶格林**  
0476 938 888  
gye@savills.com.au

**Savills Melbourne**  
The market leader in the sale  
of Melbourne retail property

Disclaimer: This information is general information only and is subject to change without notice. No representations or warranties of any nature whatsoever are given, intended or implied. Savills will not be liable for any omissions or errors. Savills will not be liable, including for negligence, for any direct, indirect, special, incidental or consequential losses or damages arising out of or in any way connected with use of any of this information. This information does not form part of or constitute an offer or contract. You should rely on your own enquiries about the accuracy of any information or materials. All images are only for illustrative purposes. This information must not be copied, reproduced or distributed without the prior written consent of Savills.

**savills**