



## 2051 Clayton View, MILLBRIDGE, WA 6232

### Premier Lease Opportunities for Medical Businesses, Cafe or Office

Here is a great opportunity to secure a good, strong, long lease for medical businesses in Millbridge Eaton. The owners have a Development Approval in place & are now looking for good long-term tenants for these three very well located tenancies.

There is so much to like about these units in this location including but not limited to:

- Strategically located adjacent to land earmarked by the Department of Education for an upcoming primary school;
- Adjacent a soon to be built 90-place Child Care Centre;
- Situated in a burgeoning locality surrounded by active land estates, notably Treendale, Parkridge Eaton & Millbridge Private Estate;
- Upcoming access to the northern segment of the estate promises a direct linkage to Forrest Highway, potentially drawing over 25,000 vehicles daily;
- Proximity advantage: a cluster of 6 primary schools with a cumulative enrolment exceeding 2,100 students, all within a 4km radius;
- Eaton Fair, a major regional shopping hub anchored by Coles, Woolworths, & K-Mart

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Lease

**INTERNET ID:** 300P131071

#### RENTAL DETAILS

**Rent / Lease:**

**POA**

#### CONTACT DETAILS

**Bunbury**  
11 Stirling Street  
Bunbury, WA

**Mick Caddy**  
0417 942 650

currently undergoing a significant expansion, is merely a 5-minute drive away.

\* There are only three Tenancies available -

Tenancy 1 - 56.8sqm,

Tenancy 2 - 186.1sqm

Tenancy 3 - 116.6sqm

For more information on these three tenancies call or email me for an IM including floor plans for these properties.

- Commercial Type:
- Building Area: 359.50 square metres