

LEVEL 2
1 LITTLE COLLINS
STREET
MELBOURNE



BOUTIQUE OFFICE SUITES IN MELBOURNE
CBD'S PRESTIGIOUS EAST END





POSITION, POTENTIAL, PRESTIGE—EAST END CBD OFFICE INVESTMENT



An exceptional opportunity in the heart of Melbourne's esteemed east end, Level 2 at 1 Little Collins Street presents discerning investors and owner-occupiers with a chance to secure boutique commercial space in one of the city's most tightly held precincts.

Whether you're seeking an entry into Melbourne's commercial market, looking to reposition a boutique office portfolio, or simply secure a foothold in a blue-chip location, this is a rare chance to invest in character, location, and long-term potential.



ICONIC EAST-END
CBD ADDRESS



RECENT BUILDING
SERVICES
UPGRADE



FLEXIBLE
PURCHASE
OPTIONS



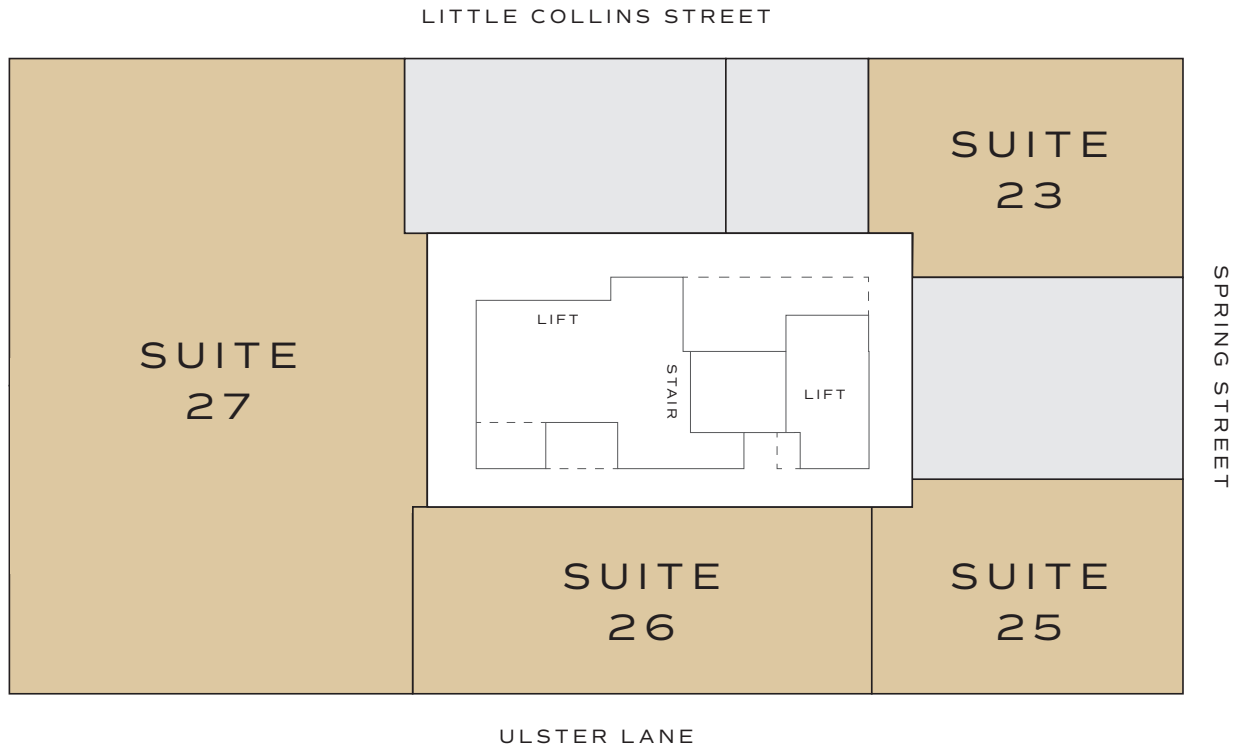
SEAMLESS
TRANSPORT
CONNECTIVITY



FOUR STRATA-TITLED OFFICE SUITES

This offering includes four individually titled office suites plus two car spaces with a combined area of 556sqm* (approximately), available individually, in multiples, or in one line.

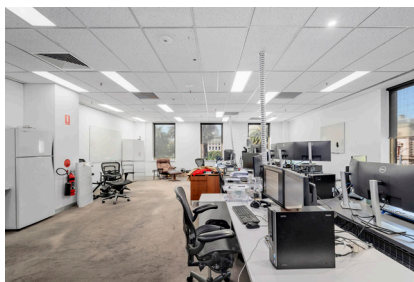
Each suite offered with vacant possession.



SUITE 23 77 sqm*



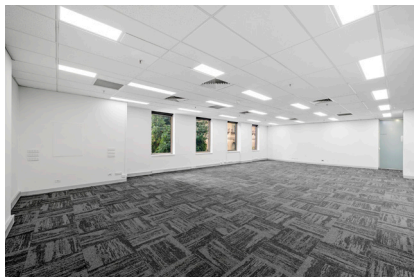
SUITE 25 78 sqm*



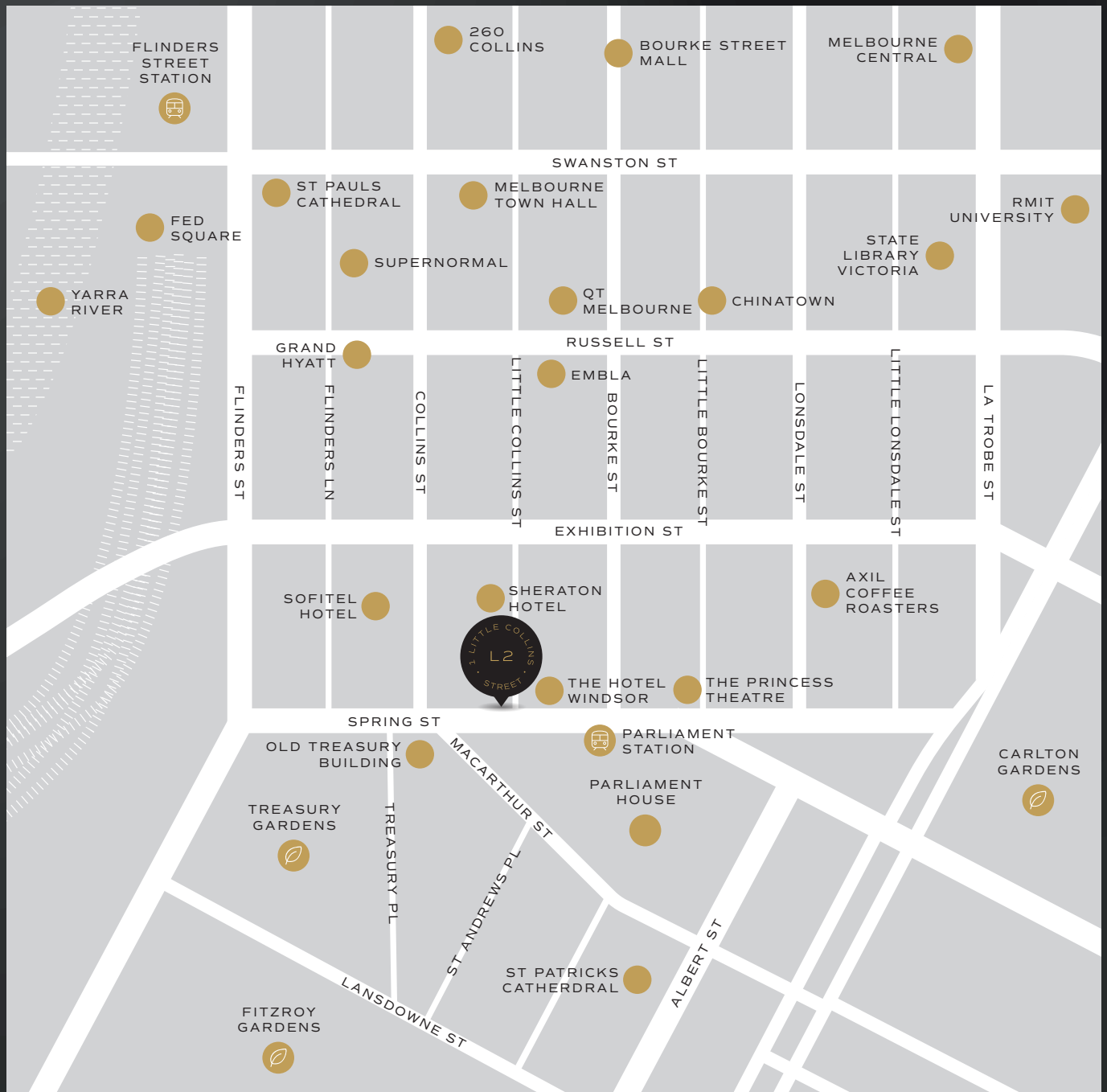
SUITE 26 101 sqm*



SUITE 27 300 sqm*

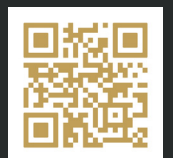


HIGHLY SOUGHT-AFTER POSITION
ON THE CORNER OF SPRING STREET
AND LITTLE COLLINS STREET



FOR SALE BY DEADLINE

CLOSING FRIDAY MAY 30TH AT 12PM



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