



## 540-542 City Road South Melbourne VIC

An opportunity to secure a prime piece of Real Estate with unbelievable exposure to City Road. Just minutes to Southbank on foot or by public transport, Crown, Melbourne Exhibition Centre, Melbourne CBD, South Melbourne Light Rail, only 350 metres to the Iconic South Melbourne Market, & a 20 minute walk to Port Melbourne - South Melbourne beach.

The ultimate fringe location with unbelievable exposure for Retail - Hospitality - Residential or Offices in a Zone only destined to soar in capital growth.

- ? Site - Building 302m2
- ? Capital City Zone - Schedule 1 (CCZ1)
- ? 24 hour access to the rear of the building
- ? Public transport at your doorstep & swift access to all major arterial roads leading you to the South, East, North &

**Building Size** : 290 sqm  
**Land Size** : 302 sqm  
**View** : <https://www.ypa.com.au/7383573>



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