

311 CRANFORD STREET, ST. ALBANS, CHRISCHURCH



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New-Build Commercial Premise For

Located in the popular inner-city suburb of St. Albans, this new-build offers an opportunity to negotiate a custom design and fit-out.

Situated behind the popular Cranford Ale House and next to Cranford Mowers & Chainsaws at 311 Cranford Street, St Albans (the Papanui end) Christchurch, we are about to commence building a 500m² warehouse with small offices attached.

There is also a petrol station being begin constructed on the site next door.

St Albans is a large, inner-city suburb of Christchurch, located directly north of the Christchurch CBD and it is the second-largest suburb in the city by population, with 13,137 residents as at the 2018 Census.

Take a look at the site and building plans below, and as it's a new-build, for the right tenant and lease terms, there is the opportunity to change layouts and configurations.

Please Note: The photoabove is for illustrative purposes only

Estimated build time is six months.

We are asking **\$65,000 + GST per annum** rent with 25% payable on

25% Trade : **NZ\$48,750 (Cash) | NZ\$16,250 (Trade)**

\$65,000/annum + GST + C

Contact Alan Roberts for further enquiries: 027 44 85 442



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