

# GUNNING



## 148/313 Harris Street Pyrmont NSW

Gunning is excited to offer for sale by public auction this very well priced investment property, with a secure tenant in the heart of Pyrmont.

Located within a very close proximity to the renowned Sydney Fish markets, this property benefits from huge outdoor alfresco style dining.

148/313 Harris Street is offered with a secure tenant trading as Harris on Harris, with an approximate net income of \$32,085.85 pa and 3% increases to the rent per annum. With long term tenure until approximately 2024, this property is ideal for super fund buyers.

- Leased to Harris on Harris Cafe
- 5 year lease (with options to 2024)
- Income \$32,085.85 NET per annum (approx)

**Building Size** : 60 sqm  
**View** : <https://www.gunningre.com.au/sale/nsw/sydney-city/pyrmont/commercial/retail/5731060>