

# For Lease

113 Byng Street ORANGE

## COFFEE SHOP OPPORTUNITY

Orange is the largest urban area in Central West New South Wales, population circa 42,500.

The diversified regional economy of Orange is centred on mining, health services and government administration.

## Location

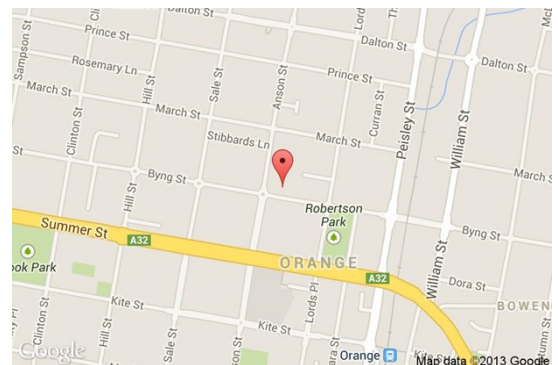
Excellent location in Court House precinct of the Orange CBD

## Description

Tenancy area located within the lobby of the modern 113 Byng Street building  
Partially set up as coffee shop  
Tenancy amongst the legal & business precinct of Byng Street

Parking: Onsite

Zoning: B3 Commercial Core



Tenancy	Area m <sup>2</sup>	Rent (Ex GST)		Net/Gross
		\$pa	\$/m <sup>2</sup>	
Lobby	52	\$14,300	\$276	Gross

## For more information please contact

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**GROUND FLOOR PLAN**  
SCALE 1/8" = 1'-0"  
DATE: 10/20/2010

