



ARMIDALE PLAZA SHOPPING CENTRE

195 - 197 BEARDY ST, ARMIDALE NSW 2350

CENTRE PROFILE

Armidale Plaza Shopping Centre is in a prime location situated in the heart of the Armidale CBD. Armidale is a thriving regional city within the New England Region of NSW and is located 500 kilometers north of Sydney. Well positioned on a landmark site, the centre is bounded by four street frontages to Beardy Street, Jessie Street, Dangar Street and Dumaresq Street. The Centre receives excellent exposure to passing traffic and is easily accessible to the surrounding population.

The major tenants at Armidale Plaza Shopping Centre are a Kmart and Target Country, with 51 Specialty stores making up this impressive Centre. The Centre provides convenient underground parking via travelators and on-grade, split level parking for in excess of 565 vehicles approx.



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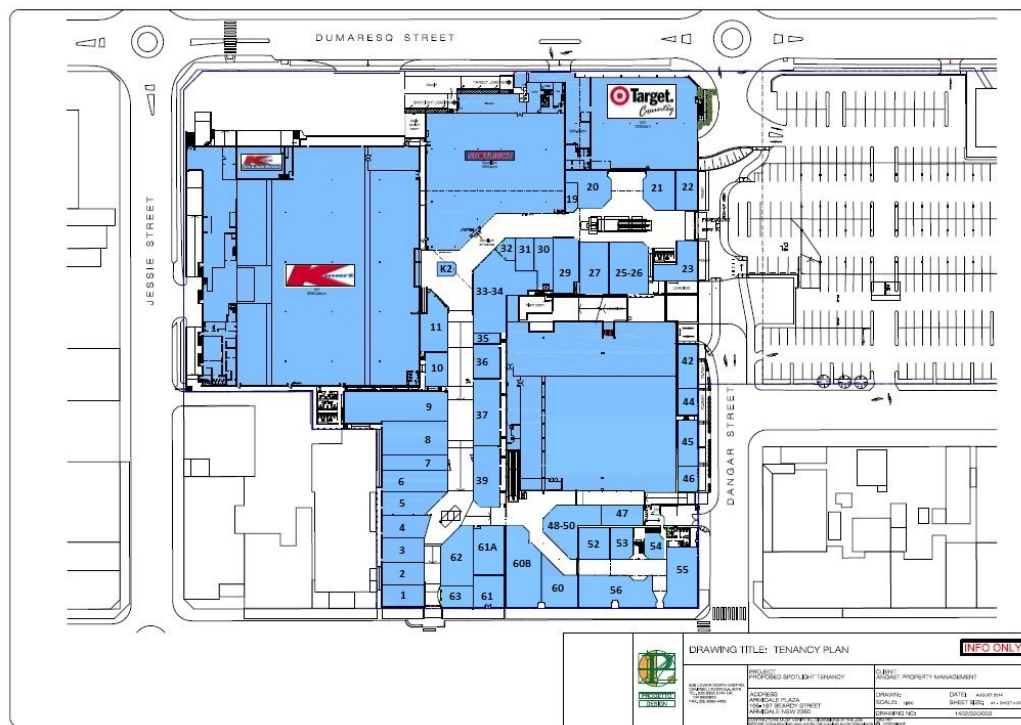
PROPERTY DETAILS

Armidale Plaza Shopping Centre, Situated at the corner of Beardy Street, Dangar Street, Jessie Street & Dumaresq Streets, Armidale NSW 2350.

Armidale Plaza comprises an enclosed, convenient and discretionary based sub-regional shopping centre, securely anchored by K-Mart, Target County, Spotlight, 51 specialty shops, 10 commercial suites and a kiosk. The commercial suites are located above shop 48-60.

The centre houses 9,199sqm of major retail floor space with 5,247sqm of retail specialty floor space. The centre also houses 581sqm of office leased space on the upper floor.

The Centre boasts an effective and well designed retail layout over one level and comprises a “c” shaped internal mall. The properties were constructed at various times with Richardson’s Arcade being the original building constructed in the mid 1800’s which is now heritage listed. The centre underwent a redevelopment in 2007. The centre presents in excellent condition today with easy access via numerous entrance points off Beardy Street and Dangar Street.





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TENANT LIST

Shop M1	Kmart	Shop 39	Katies
Shop M2		Shop 42	Shormab Pty Ltd
Shop M3	Target Country	Shop 44	ISPA Kebabs
Shop M4	Spotlight	Shop 45	Property Management Specialist
Shop 1	Armidale Nail & Beauty	Shop 46	Beardy Barber Shop
Shop 2	Vacant	Shop 47	Vacant
Shop 3	Irresistible Style	Shop 48	Fat Goose Crossing Cafe
Shop 4	Vacant	Shop 52	The Rag & Trader Store
Shop 5	Vacant	Shop 53	Daily Ritual
Shop 6	Indian & Nepalese Grocery	Shop 54	Solo Hair Design
Shop 7	Vacant	Shop 55	Sportsgirl
Shop 8	Lowes Menswear	Shop 56	Turners Armidale
Shop 9	Millers Fashion	Shop 60	Gazman
Shop 10	Sydney Nails	Shop 60B	Vacant
Shop 12	Taking Shape	Shop 61	MAC 1
Shop 19	Vacant	Shop 61A	Cotton On Clothing
Shop 20	Armidale Coffee House	Shop 62	Mathers
Shop 21	JJ's Newsagency Plus	Shop 63	Shanti Collections
Shop 22	Subway	Level 1 - 1	Daniel Bowden
Shop 23	R & H Curry House Vacant	2	NSW Business Chamber
Shop 25	Vacant	4	CDA Software
Shop 27	Renee Maree	5	Milly Hill Pty Ltd
Shop 29	Australian Unity Home Care	6	NE Corporation Services
Shop 30	Ultramac	7	Agmark Commodities
Shop 31	Studio 2350	7A	Skillstrain
Shop 32	Vacant	7C	Outcross
Shop 33	Good Price Pharmacy	8	AD Commodities
Shop 35	Disava	Kiosk 2	Peach Blossom Cafe
Shop 37	Ally Fashion		



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