



THE CHINESE TEA HOUSE

DARLING HARBOUR



EXPRESSION OF INTEREST

STONEBRIDGE

THE CHINESE TEA HOUSE



Stonebridge Property Group is proud to present a truly unique opportunity known as The Chinese Garden Tea House.

The Tea House is located within the Chinese Garden of Friendship in what can only be described as a spectacular cultural sanctuary.

The Chinese Garden of Friendship is one of the few authentic public Chinese gardens created outside mainland China. Initiated by the local Chinese community and built as a symbol of friendship between Sydney and Guangzhou in Guangdong Province, China to mark Australia's bicentenary in 1988, it is a place of community, cultural and political significance.

This process is to identify a suitable café / restaurant business including "upcoming operators" with the capacity to operate the Tea House café (daytime and evening) successfully in their own right.

The Tea House will be offered fully fitted out to a premium standard with all furniture and kitchen equipment provided by PMNSW, the furnishings, furniture and upgraded décor have been carefully selected ensuring they blend seamlessly with environment.





THE CHINESE TEA HOUSE

The opportunity commencing September 2018 offers the following:

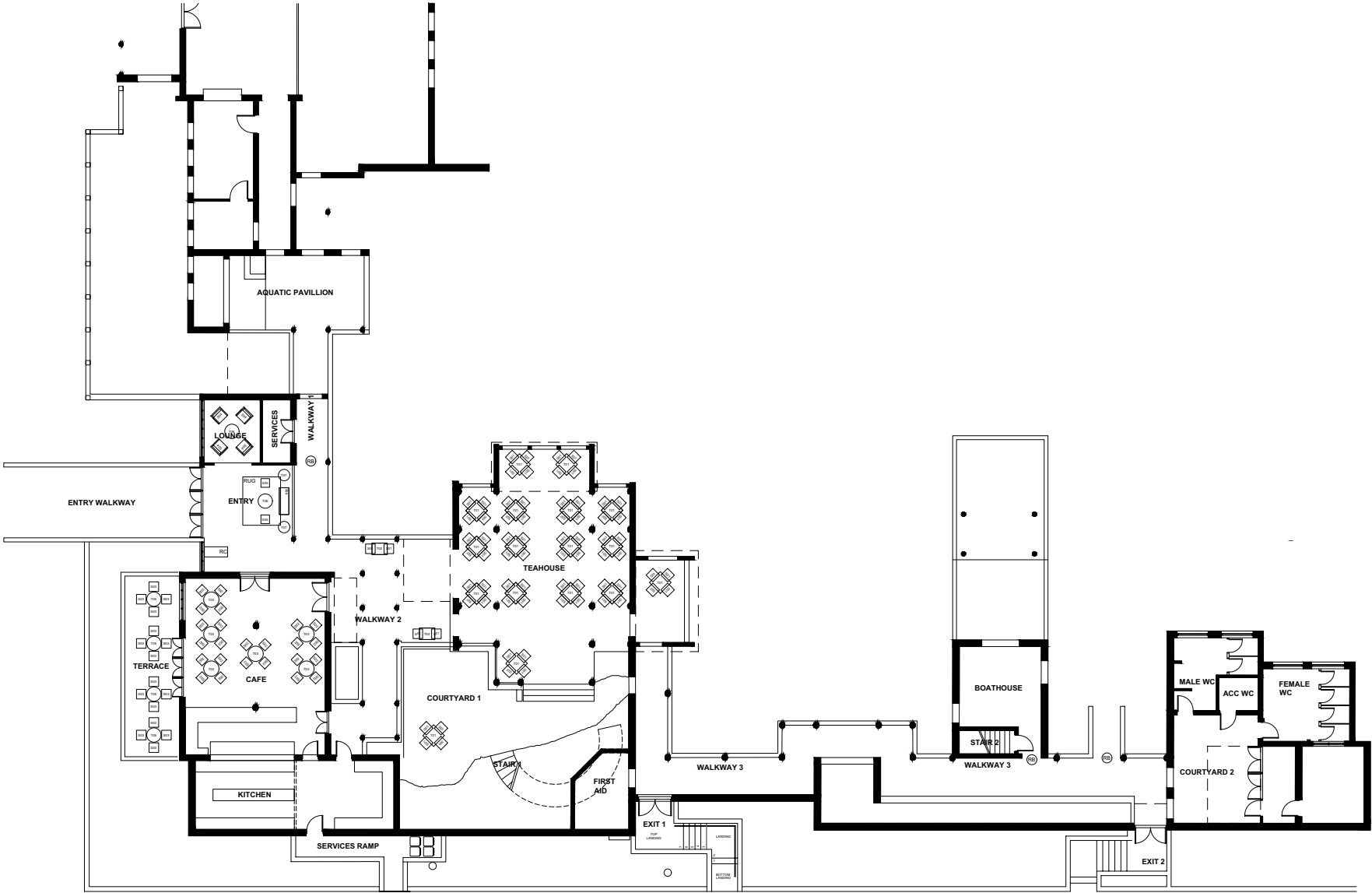
- Fully equipped premises (excluding incidentals) catering for approximately 100pax
- Fully equipped kitchen facilities
- Full amenities maintained by the Lessor
- On Premises Liquor License
- 7 Day Trading



The Criteria

- A vision for success that will enhance the visitor experience through a high-quality food and beverage offering;
- Entrepreneurial flair and vision coupled with innovative retail concepts providing an unrivalled experience;
- A business model that will generate repeat visitation;
- A sound financial business model;
- A commitment to working collaboratively with PMNSW to nurture a relationship for mutual benefit; and
- A clear commitment to the Chinese Garden Brand Values.

INDICATIVE PLAN



NEW GARBAGE ENCLOSURE

NEW EXIT STAIRS
DEMOLISH EXISTING RAMP

STONEBRIDGE



This exciting retail offering is part of the Place Management NSW leasing direction and precinct revitalisation welcoming new retailers into an evolving dynamic precinct.

Interested parties or their agents, are not to disrupt any existing tenants occupying the premises. Please contact:

TIM ANDREWS

Director – Retail Leasing

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