





8-10 Victoria Street BIGGENDEN, QLD

The current owners/occupier would like to sell the freehold of the property to a

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\$275,000

INVESTORS WANTED, NEW 3 YEAR LEASE IN PLACE

Fantastic 9% ROI Opportunity

This property should not last long. The current owners/occupier would like to sell the freehold of the property to an investor. A new 3 year lease is in place. Rental income is currently \$2090 Per Calendar Month. With dual road frontage and a huge 25m shop frontage onto Victoria Street, this property stands out from the rest. The building has recently had the hardwood stumps replaced where necessary and a new roof, guttering and insulation installed. A new 6Kw back to grid solar system has also been installed. The main showroom is approx. 40m long x 10m wide. With staff kitchen and amenities area. There are two office spaces one of which has been converted to a storage area and the other is constructed using cool room panelling and is air conditioned. There is also another lockable 3m x 3m Show room.

Price: \$275,000

Type: Retail

Land: 1197

Building Size: 500

Council Rates: \$0.00/year (approx)

Water Rates: \$0.00/year (approx)

Strata Rates: \$0.00/year (approx)

Kyla Wilson

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