



**187 Kelly Street, Scone NSW 2337**

## Upper Hunter Investment - Publicly Listed Tenant

187 Kelly Street Scone is a free standing commercial/retail premises located on the main street (New England Highway) in the CBD of Scone. The Property is securely lease to The Reject Shop on a new 5 year lease with options. Property has just been upgraded internally for the new tenant.

The Property is anticipated to provide a good return to an investor. Key points as follows:

- New 5 + 5 + 5 year lease
- Net Rental \$95,000 approx per annum
- Site Area 884sqm approx
- Gross Floor Area 1,000sqm approx (760sqm approx ground floor retail)
- Highly exposed modern property
- Adjoins shopping centre

Retail

FOR SALE

1000sqm



**Ross Cooper**

0423 761 955

Ross.Cooper@au.knightfrank.com