



3/201 Evans Road, Salisbury QLD 4107

Excellent Evans Road Investment Opportunity

- * Currently returning \$60,564 p/annum Net + Outgoings + GST
- * Lease expires 09/05/2016 with 3 year option
- * Great return with low rent of only \$74.59 p/sqm Net
- * Annual 3% increases with market review at option
- * Tenant pays 100% of the outgoings
- * Access to clear span warehouse via 7.5m wide rear electric roller door
- * Well presented air-conditioned office/showroom at street level
- * Fantastic Evans Road exposure & approx 250amps of 3 phase power
- * Warehouse has great height with up to 8.4m internal clearance
- * Only 8kms from the Brisbane CBD with easy access to major arterial roads
- * Well recognised & successful Salisbury business location

Industrial
FOR SALE

812sqm

Contact Exclusive Agent

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