



, Bowen Hills QLD 4006

## Quality tenant + 6 year lease = Your Next Investment

Located in an area of proven sustained commercial growth, the property is well positioned on busy Brookes Street, neighbouring the RNA Showgrounds.

This commercial unit in a complex of only 2 offers dual street frontage, rare for buildings of this size in today's market. With a quality tenant in place this opportunity has a lot to offer an astute investor.

- ?? Solid brick/block constructed unit on busy Brookes Street
- ?? 2 street frontage and access
- ?? Leased to K & R Plumbing Supplies on a new 6 year lease
- ?? Currently returning \$82,340 net p.a as at 01/07/2011
- ?? Container height roller door entry
- ?? Air-conditioned offi

Industrial  
FOR SALE

374sqm

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