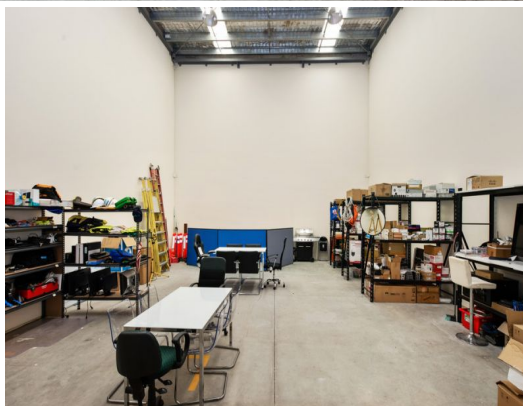
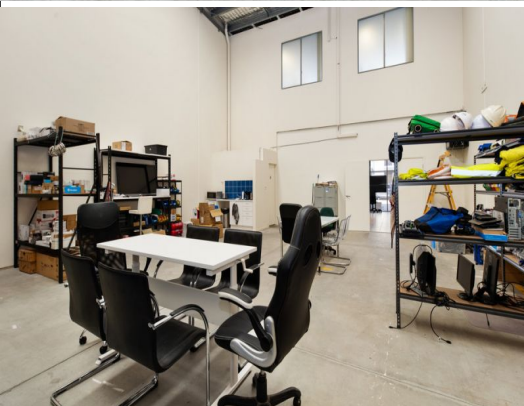




Outlines Indicative Only



53/28 Burnside Road  
Ormeau, QLD, Australia

RayWhite

**53/28 Burnside Road, Ormeau QLD 4208**

## Property Secured With 2 Tenancies - Looking for 7% Return

This is your opportunity to acquire an investment property secured by two tenancies.

Located in the popular Yatala Enterprise Area, close to the M1 Motorway the property features:

- \* Total 255m<sup>2</sup>\* warehouse and office space
- \* Tenancy A: 169m<sup>2</sup>\* = 115m<sup>2</sup>\* warehouse & 54m<sup>2</sup>\* ground floor office
- \* Tenancy B: 86m<sup>2</sup>\* office space + entry
- \* Kitchenette & two sets of amenities
- \* 3 phase power in the warehouse
- \* 4 allocated car parking spaces
- \* Rental income of \$30,900pa + GST + OG
- \* NBN available (FTTN)
- \* Great opportunity wit

Industrial  
FOR SALE

255.47sqm

# Ray White®

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