



130 Commercial Road, Newstead QLD 4006

## FLAGSHIP INVESTMENT OPPORTUNITY - STRONGLY REPOSITIONED WITH 5 NEW LEASES

CBRE and Chesterton are pleased to offer 130 Commercial Road, Newstead For Sale. Located in Brisbane's premier mixed-use precinct, the property presents a prime investment opportunity, with the following key attributes:

- \$1,309,432\* p.a. net passing income; ★★★★★
- Four storey woolstore office building with 4,026 sqm\* NLA;
- Significant future residential potential (STCA);
- 4.1 year WALE\* by income (as at 1 June 2015);
- 5 brand new leases secured in under 12 months;
- 2.0 star NABERS rating.

\*Marketed in conjuncti

Offices  
FOR SALE

4026sqm  
NABERS Energy Rating



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