



## 171-173 Charles Street, Launceston TAS 7250

### Tenanted CBD Retail with Upside

Well located retail property on 448m<sup>2</sup> of land, positioned prominently on the Charles Street retail strip between York Street and the Brisbane Street Mall. The property has good frontage and is a high profile site.

Currently tenanted until January 2019 with 2 x 2 year options by local sports merchandise and memorabilia business 'Balls and Bumpers'. At the rear is a large area (currently vacant) suitable for additional development which extends to a well serviced Right of Way access off York Street.

Retail  
FOR SALE

448sqm