



OUTLINE INDICATIVE ONLY



**36-38 Central Drive, Burleigh Heads QLD 4220**

## UNDER CONTRACT - HIGH PROFILE MULTI TENANTED INVESTMENT - 100% Leased

Our vendor has committed elsewhere, extremely motivated and has given very clear instructions to sell on or before Auction.

- \* Significant Net income \$249,149.70 + GST + (tenants pay all outgoings)
- \* Net Lettable Area 1,887m<sup>2</sup>\*
- \* Commanding corner site (Land area 3,663m<sup>2</sup>\*)
- \* 6 Individual tenancies (5 tenants)
- \* A mix of long standing tenants
- \* 6 strata titled lots (to be sold in one line)
- \* Minimum of 3% annual rental increases
- \* Two driveways provided

Industrial  
FOR SALE

1887sqm

# Ray White®

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