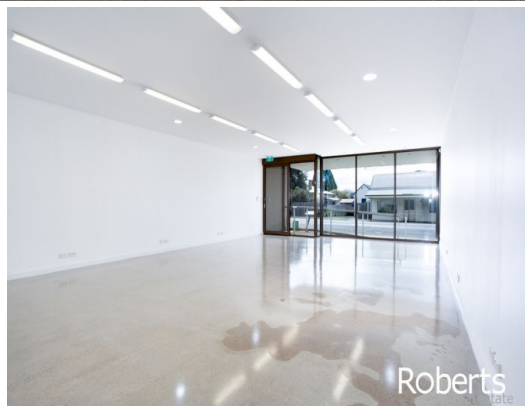




Roberts real estate
A RURALCO BUSINESS



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151 Weld Street, Beaconsfield

Gross Internal Area approx: 220.8 sqm

Ground Floor

2.4 x 5.4
13 x 7
Entry

First Floor

2.4 x 5.4
3.3 x 3.3
3.3 x 3.3
Living 4.7 x 4.5
Kitchen & Dining 7 x 2.4
Bathroom 2
Entry Hall 3.8 x 1.8
Balcony 3 x 7

Prepared for Wayne Rose & Kirsty Cove of Exeter Tamar Valley, Lantieri Pty Ltd
KIMLEY AND MUMFORD

151 Weld Street, Beaconsfield TAS 7270

Investment opportunity

Here is a great opportunity to own one of the more recent additions to the Beaconsfield main street business hub.

Set across two levels, the ground level boasts a shop/office space with polished concrete floors, a staff/kitchen area, disabled toilet facilities and huge storeroom with a total area 127m2 approx.

Make the most of the passing traffic with the expansive shop front and window display.

Upstairs, there is a 2-bedroom unit with modern open plan living which leads onto a covered deck that overlooks the township.

The unit includes built ins in the bedrooms, a kitchen with good bench and storage space and combined laundry/bathroom facilities plus handy off-street parking.

The unit is currently tenanted at \$190 per week until February 2019 with the shop front estimated to be around \$2

Retail

FOR SALE

\$349,000 - \$399,000 + GST

220sqm