



**8/220 Mount Glorious Road, Samford Valley QLD 4520**

## Unique Investment Opportunity in Samford

RWC Northern Corridor Group is pleased to present 8/220 Mt Glorious Road, Samford Valley to the market for sale.

### Features:

- 98m<sup>2</sup>\* retail tenancy with exclusive use 1000m<sup>2</sup>\* hardstand area
- Holding income of \$50,069.54\* net per annum (lease ending 31/12/2026 with 2 x 3 year options)
- Currently leased to Salvage & Recycle
- Prominent retail/medical centre within the Samford Valley area
- Dual street access from Mt Glorious Road & Greggs Road South
- Full fenced & secured yard at the rear of the premises
- Generous on site parking amenities
- Unique investment opp

Industrial

FOR SALE

Offers above \$650,000

98sqm

**Ray White®**

**Trevor Nelson-Jones**

0407736521

trevor.nelson-jones@raywhite.com