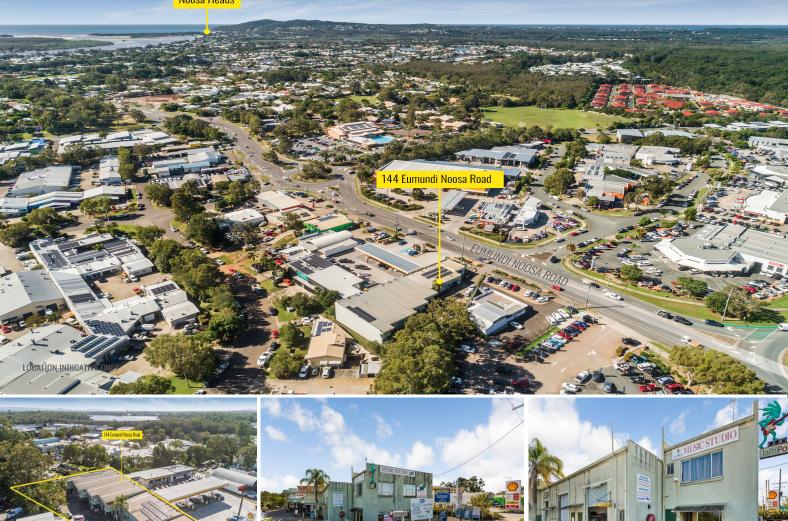


Noosa Heads



144 Eumundi Noosa Road, Noosaville QLD 4566

Noosaville Main Road Industrial - Owner Occupy / Development Site

? 1,797m?* of "Industry" designated land

? Impressive exposure with a new open canopy service station on adjoining land, creating a massive view corridor along Eumundi Noosa Road

- ? Refurbishable existing 902m?* building currently split into 8 units
- ? Current income from sitting tenants of \$97,400 gross annual rental

? Assessed potential "as is" income of \$149,500 per annum + outgoings + GST

? No leases in place providing purchaser flexibility to owner occupy or secure leases at more market rental rates

? Truly a rare commodity - this site is ripe for renovation or redevelopment

? KFC, Total Tools, Bunnings Warehouse, Bob Jane T-Mart, National Tiles, Officeworks, Noosa Mazda, Madills Moto

Industrial FOR SALE

902sqm

Ray White.

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