

1/11 Palm Beach Ave, Palm Beach, QLD 4221

\$3,200 pcm + Outgoings + GST

Retail Shop



APPROVED INDOOR SPORT AND RECREATION GROUND FLOOR COMMERCIAL

We are pleased to present this well positioned commercial property in central Palm Beach with fantastic exposure to passing foot and vehicle traffic. Previously used as a fitness studio, this property provides an empty shell for its next tenant to establish themselves and grow their business in the busy Palm Beach CBD.

Open for Inspection

By Appointment.

Ideally suited but not limited to retail, allied health or office, this property allows for a range of businesses.

Property features include:

- Total area of 84m²* comprised of:
- 24m²* front reception with polished concrete floors
- 60m²* large open space
- Ground floor
- AC & fan
- Dedicated and private toilet
- 2 exclusive use, off street car parks
- Glass shopfront with sliding door and rear access
- Excellent signage opportunity
- Approved for indoor sport and recreation
- Would also be an ideal tenancy for retail and office

For more information or to arrange your inspection, please contact listing agents Tara Imlach 0452 418 343 or Brett Gleeson 0450 735 739.

*approximately

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the

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