

1/6 Phoebe Cres, Kensington, QLD 4670

Sold - 20/05/2024

Warehouse



A CLASS BUILDING ? FREEHOLD ? WAREHOUSE

ARE YOU A LOCAL GROWING BUSINESS?? - The premise is located in a small complex called "Westway Centre" consisting of 7 freehold tenancies in the Kensington Parkside Commercial Estate.

- + Surrounded by high performing essential businesses
- + Good size retail showroom at the front,
- + 4 separate offices - all air-conditioned
- + Male, female and disabled toilets
- + Large warehouse with front access and a high clearance roller door at the rear for ease of access
- + Floor Area: 748 m2 (ground floor 448m2 + Mezzanine 300m2)
- + Allocated Car Spaces: 12
- + Thriving Industrial & Retail precinct only 5 minutes to the CBD

Centered on the growing activity spine of commercial development, traffic volumes have been growing exponentially past these premises and will continue to grow as Johanna Boulevard and Commercial Street increasingly fulfills its role as the major gateway to the Airport. Cost effective marketing is a given with three 5m x 3m panel walls facing one of the busiest car-parks in Bundaberg - Bunnings Warehouse.

Body Corporate Levies: approx. \$577 per month
Rates: approx. \$3,943 per half year
Year Built: 2009

It is unlikely to see a building in this area at this good of value again. For more information on this outstanding opportunity call Exclusive Marketing Agency - Jonathon Olsen 0409 534 533.

Disclaimer:

We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.

Listed By

Jonathon Olsen
Phone: (07) 4131 8000
Mobile: 0409 534 533



Open for Inspection

By Appointment.