

23-25 Howard St, Nambour, QLD 4560

Price Guide: \$720,000 - \$760,000

Retail Shop



Prime Freehold with Mixed-Use Income & Development Potential

An outstanding opportunity to secure a versatile freehold asset in the heart of Nambour's bustling town centre. 23-25 Howard Street presents a strategic investment with immediate income and future upside, ideally positioned in one of the Sunshine Coast's key growth corridors.

Open for Inspection

By Appointment.

Highlights:

- Prominent two-level freehold building on a high-exposure 653sqm site
- Ground floor retail tenancies with street frontage to Howard Street
- First-floor residential accommodation offering additional holding income
- Major Centre Zoning allowing for redevelopment or further value-add (STCA)
- Positioned within Nambour's central commercial core ? walk to Coles, cafés, services, and Nambour train station
- Dual street access with strong passing vehicle and pedestrian traffic
- Holding income including a lease to Energex Limited until 2030

This rare mixed-use property is ideal for investors, owner-occupiers, or developers seeking a footprint in a fast-evolving regional market. With the Sunshine Coast's strong population growth and Nambour's ongoing urban renewal, the future potential here is undeniable.

For more information contact the exclusive agent, Justin Eastwell of LJ Hooker Commercial.

Listed By

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