

269 Hannan St, Kalgoorlie, WA 6430

\$2,050.40 pcm + GST + V/O's

Office Suite



CAFE/BAKERY/BURGER BAR OR RETAIL, THE OPTIONS ARE ENDLESS!

This retail or office space is located in the heart of the CBD in the main shopping precinct of Kalgoorlie Boulder. The 133m2 approx space is a great size and has enormous potential for any retail outlet.

Open for Inspection

By Appointment.

It is surrounded by many long term successful retail outlets including Spend Less Shoes, numerous clothing stores, hair dressers and many more.
It has a good window display area and has plenty of foot traffic.
Staff will also have the benefit of secure rear parking.

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Zoning: Central Business District

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133m2 approx.

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Good window display

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Good signage exposure

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Foot traffic

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Secure parking and rear access

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Grease trap

Asking rent is \$2,050.40pcm + GST + Outgoings

Variable Outgoings are estimated at \$416.00 pcm and include Council Rates, Water Rates, Building Insurance and Land Tax.

Owner is willing to help with fit out costs

Listed By

Gavin Gilmore

Phone: (08) 9021 0300

Mobile: 0418 934 696

