First National Real Estate Charles L. King & Co
172 Hare Street,
Echuca VIC 3564

39 Meninya St, Moama, NSW 2731

Sold - $1,106,000

Office Suite

SOLD $1,182,000
Executors Auction
Central Moama Freeh

* Long standing tenants (including one national tenant).
* Securely leased buildings in the heart of Moama's main street.
* Will benefit from the recent re-development grant secured for Meninya Street.
* Securely leased buildings in prominent high profile corner location.
* Two street frontages.
* Will benefit from the recent re-development grant secured for Meninya Street.

Open for Inspection

By Appointment.

CURRENT RENT:
1. Moama Post Office.
Rent $32,851.14 plus GST
From 1/1/2023 3 year term plus 2 further terms of 3 years.
CPI rental increases annually.

2. DS Accounting Moama.
Rent $28,130 plus GST
From 1/7/2023 3 year term plus 2 further terms of 3 years.
CPI Increases annually.

Total Net Rent: $60,981.00 (Approx)
Total Land Area: 380 M2
Total Build Area: 360 M2

An outstanding opportunity to secure commercial real estate in the thriving part of central Moama.

This property will take place at 'The Mercure Port of Echuca' at 465 High Street, Echuca on Saturday 6th April at 1pm.

Listed By
Troy O'Brien
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Listing Number: 3404685

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.