

44 Williams St, Bowen, QLD 4805

\$695,000

Office Suite



## Commercial Offices / Shops in CBD

Situated in the central part of Bowen. Stable tenants.

2 properties in one.

Shop 1 /42-44 Williams St : \$2,784.99 rent per month including GST

Leased to October 2026

Shop 2/42-44 Williams St: \$1,347.72 rent per month including GST

Leased to November 2026.

Rates \$ 10,000 per year

insurance \$ 8715 per year.

Net Income after Gst ,Rates ,Insurance \$ 26,400

Net Return 3.79 % on asking price of \$ 695,000

**Open for Inspection**

By Appointment.

### Listed By

Tony Doyle

Phone: (07) 4786 1300

Mobile: 0418 777 967

