

5/184 Main St, Montville, QLD 4560

Contact Agent

Retail Shop



The Belvedere - Iconic Montville Retail Investment

Rare opportunity to secure a retail investment in the heart of Montville's Main Street, within the historic Belvedere building.

This individual lot offers approximately 91sqm of retail space across two tenancy areas, plus a 23sqm undercover exclusive use area. Tenancy A is leased to an established art school. Tenancy B is available now, so an incoming buyer can lease the balance for additional income or occupy the space themselves.

Key features include:

- Approx. 91sqm retail across two tenancy areas
- Current net income of \$17,873.44 p.a
- 6-month rental guarantee on Tenancy B, providing Total net income of \$36,896.31 p.a (subject to commercial terms)
- 23sqm undercover exclusive use area
- Tenancy A leased to an established art school
- Tenancy B available, lease the balance or occupy it
- Local Centre Zone
- Main Street position, public car parking at close proximity

To arrange an inspection, please contact the exclusive marketing agent Reid Capp of LJ Hooker Commercial Sunshine Coast.

Open for Inspection

By Appointment.

Listed By

Michael Stewart

Phone: (07) 5409 4888

