

696 Ruthven St, South Toowoomba, QLD 4350

\$750,000 + GST (If Applicable)

Medical/Consulting



Bite Sized Commercial Investment

Positioned on a prominent corner allotment along one of Toowoomba's main arterial roads, 696 Ruthven Street offers outstanding exposure, practical on-site parking and immediate availability. Vacant and ready to occupy, this is a smart opportunity for businesses, investors or self-managed super fund buyers seeking a well-located commercial asset.

Open for Inspection

By Appointment.

Comprising approximately 130 sqm. of net lettable area, the property sits on a 304 sqm. allotment and is well suited to a range of commercial uses. Its corner position provides excellent street presence, while the layout and accessibility make it an appealing option for owner-occupiers looking to establish themselves in a high-profile South Toowoomba location.

A key advantage is the provision of on-site parking for approximately 4–5 vehicles, a valuable feature for staff, clients and customers. With vacant possession available, purchasers can move quickly and make the most of this highly visible Ruthven Street position.

Features include:

- Approximately 130 sqm. net lettable area
- 304 sqm. allotment
- Fantastic corner exposure on Ruthven Street/Long Street
- On-site parking for approximately 4–5 vehicles
- Vacant and ready to move in
- Well suited to owner-occupiers, investors or SMSF acquisition
- High-profile South Toowoomba location
- Practical commercial premises with strong street presence

Enquire today to secure this prominent Ruthven Street opportunity. With vacant possession and excellent exposure, this is one not to miss.

To arrange an inspection, please call Leon Carlile on 0418 795 484 or Alice Ridgway on 0488 085 880.

Listed By

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