

Lot 1, 387 New England Hwy, Rutherford, NSW 2320

Contact Agent

Commercial Shop



Huge Retail Warehouse in Hunter

This property offers an excellent opportunity in an area that is expanding daily. The site is located on the New England Highway amongst a densely populated area of bulky good show rooms. These sites are hard to come by. The highlights include:

- Building size 1034m2
- Disabled access
- Roller door access
- Plenty of customer parking
- Available immediately
- Freshly painted inside and out
- Built in 2017 concrete panel building
- Airconditioned and automatic sliding doors
- Highway exposure
- Building is designed to be split into two tenancies offering flexibility

Open for Inspection

By Appointment.

1. Strategic Location

- Proximity to Major Hubs: Rutherford is strategically located near major highways such as the New England Highway, providing easy access to Newcastle, Maitland, and the Hunter Valley. This makes it an attractive location for businesses that require efficient transportation and logistics.
- Accessibility: The area is well-served by public transport, including buses and nearby train stations, ensuring accessibility for customers and employees.

2. Demographics

- Population: Rutherford has a population of approximately 13,000 residents. The broader Maitland region, which includes Rutherford, has a population of over 83,000, making it one of the fastest-growing regions in New South Wales.
- Age Distribution: The population is diverse, with a mix of young families, working professionals, and retirees. This diversity can provide a broad customer base for various types of businesses.
- Income Levels: The area has a mix of middle-income households, with a significant proportion of dual-income families. This can translate to a steady demand for retail and commercial services.

3. Economic Growth

- Local Economy: Rutherford is part of the Maitland local government area, which has experienced significant economic growth in recent years. The area has a

Listed By

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