

116-120 Macquarie St, Dubbo, NSW 2830

Sold - 6/03/2023

Medical/Consulting



ICONIC CBD PREMISES STEEPED IN HISTORY

Presenting an outstanding example of late nineteenth century architecture and a major landmark, 116-120 Macquarie Street contributes significantly to the Dubbo's character and aesthetic while also providing historic value as an outstanding survivor of the 1890's. Built for the Australian Joint Stock Bank in 1884 it was for many years Dubbo's tallest building.

Fast forward to 2022/2023 and this historic heritage property continues to be a landmark within the Dubbo CBD landscape while offering 10 separate tenancies including 4 ground floor retail spaces (all occupied), with 3 first floor office suites and 3 second floor office suites combining to present 116-120 Macquarie Street Dubbo as a superb addition to any investment portfolio

Features include: *current approx. gross return of \$191,711.24 + GST *all 10 tenancies separately metered for electricity and serviced by reverse cycle air conditioning *mix of retail, hospitality, office and consulting tenants *grease trap *corner positioning overlooking the Dubbo Rotunda *B3 Zoning *476.4sqm approx. block size.

Outgoings: \$35,365 includes rates/sewer/water charges/insurance premiums/common area electricity/air conditioner & general maintenance/plumbing repairs.

Contact listing agents Grahame Allan 0429 155 683 or Thomas Haylock 0400 372 389 to arrange your inspection.

Open for Inspection

By Appointment.

Listed By

Grahame Allan
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Thomas Haylock

