

47 Princes Hwy, Dapto, NSW 2530**Leased - \$69,000**

Retail Shop

**Prime Highway Location CBD Dapto / 258sqm + Parking**

Make your mark with this exceptional property situated in the heart of the expanding suburb of Dapto. The property is located on the Princes Highway with prominent exposure just meters from Dapto Mall and opposite Aldi. The property has rear lane access with parking for up to 8 cars, making it the perfect candidate for medical consulting rooms.

Open for Inspection

By Appointment.

You can utilise the current fit out which includes partitioned offices, new kitchen and disabled toilet downstairs. Upstairs includes separate male and female toilets, another kitchen, shower and more consulting rooms.

The property offers an excellent opportunity for a sole operator or a clever collaborator of several service offerings.

This property boasts the following features:

- 258 sqm internal space
- Beautiful glass frontage
- Automatic glass sliding door
- Air-conditioned
- Rear lane access
- 8 car spaces
- Bathroom facilities on both levels
- Prime highway location
- Partitioned consulting rooms
- Separate kitchen area on both levels
- Rent \$69,000 per annum plus GST + outgoings
- Outgoings \$7000 per annum approximately

Please contact Melinda Rowlands on 0402 536 520 or email property@comelli.net.au for further information or to arrange a private inspection of this quality property.

Listed By

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