

52 Butler St, Tully, QLD 4854

\$300,000

Office Suite



## INVEST IN THE MAIN STREET OF TOWN

Are you looking for a great investment property in a prime location? This modern, commercial, tenanted building situated on approx. 169m2 could be just what you are looking for.

**Open for Inspection**

By Appointment.

As you drive up the main street of town, the building is centrally located in a prominent position opposite Mitre 10. The building was refurbished in 2014 and a commercial bathroom was built to Disability standard, complete with shower. All new electrical and plumbing was installed, with Ducted air conditioning and new shatterproof glass frontage with a sliding door in 9 metre frontage.

Currently tenanted and ideally situated in the one way main street of town, with plenty of foot traffic as well as a side wall visible to oncoming traffic and pedestrians that provides a great opportunity for signage.

This is an ideal property for retail or professional offices alike with a great location, modern, open floor plan and plenty of potential. Contact the friendly sales team at LJ Hooker Tully for more information, or to arrange an inspection.

### Listed By

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