



Berserker, 174 Berserker Street

Seize the Opportunity: Rare Commercial Investment Offering

Are you looking for the perfect space to establish or expand your business? Look no further! This fantastic commercial property offers an exceptional opportunity for entrepreneurs and investors alike.

Key Features:

- * Size: 134 square meters (approximately).
- * Location: Situated in a highly desirable area on the intersection of two main arterial roads makes for significant foot traffic and excellent visibility. With a bus stop at your door, schools and health services also in close proximity you would be hard pressed to find a better location.
- * Versatile: Suitable for a wide range of businesses, including retail outlets, offices, or service-based enterprises.
- * Signage Potential: Enjoy outstanding signage prospects to maximize your business's visibility and attract potential customers.

For Sale

Offers Over \$248,000 Considered

Building Area

134sqm

Contact

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Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

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(07) 4922 2122

* Vacant Possession: The property is currently vacant, providing you with the flexibility to move in and start operations promptly.

* Income Potential: With its strategic location and high exposure, there is significant potential to generate an annual income of \$26,800 or more.

Whether you're an entrepreneur looking to launch your dream venture or an investor seeking a lucrative opportunity, this property ticks all the boxes.

Don't miss out on this chance to secure your place in a thriving location! Contact us today to arrange a viewing and take the first step towards realizing your business goals.

More About this Property

Property ID	6TZHVV
Property Type	Retail
Building Area	134 m ²
Land Area	134 m ²

Jade Carr 0439 989 636

Principal | Licensed Real Estate Agent | Commercial Sales and Leasing |
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