



32 Priest Street, Ciccone

## Substantial Commercial/Light Industrial property

Positioned on a generous 3,590sqm allotment, this substantial commercial/light industrial property presents an outstanding opportunity for owner-occupiers, investors or expanding businesses seeking quality improvements and significant operational space.

The property is extensively developed and features approximately 730sqm of office accommodation together with a 560sqm warehouse/workshop facility. Additional improvements include detached office buildings, a separate ablution block and extensive sealed bituminised parking areas, providing excellent functionality and accessibility.

### Key Features:

- Land area of 3,590sqm
- Approx. 730sqm of office accommodation
- Approx. 560sqm warehouse/workshop
- Additional detached office buildings
- Detached ablution amenities
- Extensive sealed bituminised parking
- Well-developed commercial/light industrial site
- Suitable for a range of business and investment purposes

### FOR SALE

\$2,800,000 plus GST

### BUILDING AREA

1,421sqm

### AGENTS

Doug Fraser  
0418 897 768

[dfraser@ljjhalicesprings.com.au](mailto:dfraser@ljjhalicesprings.com.au)

### AGENCY

LJ Hooker Alice Springs  
(08) 8950 6333

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Offered for sale by Private Treaty at an asking price of \$2.8 Million plus GST.

For further information or to arrange an inspection, contact:

Doug Fraser  
0418 897 768  
dfraser@ljhalicesprings.com.au

### **MORE DETAILS**

Property ID	2DBTFD5
Property Type	Offices
	Industrial/Warehouse
Building Area	1421 m <sup>2</sup>
Land Area	3590 m <sup>2</sup>

**Doug Fraser 0418 897 768**  
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