



## Kurri Kurri, 148 Barton Street

### SENSATIONAL OPPORTUNITY IN THRIVING BUSINESS DISTRICT!

Discover the perfect location for your business in the heart of Kurri Kurri's thriving central business district. This exceptional property offers approximately 200sqm of prime retail space, complete with a shopfront facing the bustling street.

Additionally, an expansive 110sqm (approx.) shed at the rear, accessible via the lane, provides ample storage with a loading dock and full power connectivity.

Zoned E1 Local Centre under Cessnock Council's LEP, this versatile property opens the door to a wide range of possibilities. Whether you're looking to establish a dynamic retail business, a thriving office space, or even explore residential development opportunities, this site offers endless potential.

Strategically located just a short drive from the Hunter Expressway, the property ensures easy access to Newcastle, Sydney, and beyond. You'll be surrounded by a vibrant and

#### For Sale

\$750,000 + GST (if applicable)

#### Building Area

300sqm

#### Contact

**Kane Bradley**

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**LJ Hooker Maitland**  
(02) 4933 5511

**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.



supportive business community, making this an ideal location for any enterprise.

Don't miss out on this rare opportunity to secure a prime commercial space in one of Kurri Kurri's most sought-after locations.

Act now and position your business for success in this bustling commercial hub!

Proudly marketed by LJ Hooker Maitland, please call exclusive agent Kane Bradley 0423 525 335 7 days for all inspections & further information.

All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

## More About this Property

Property ID	1DF7F6H
Property Type	Retail
Building Area	300 m2
Land Area	506 m2

**Kane Bradley 0423 525 335**  
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**LJ Hooker**  
Maitland

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