

Lugarno, 1026A Forest Road

Prime Free-Hold Investment Opportunity in Premier Shopping Village Precinct

Red Carpet Event | Wednesday, 8th November at Revesby Workers Club (2B Brett St, Revesby) at 6:30pm. Registrations from 6:00pm.

Well positioned in the heart of Lugarno's shopping village, this impressive freehold property presents an exceptional opportunity in a tightly held and much sort after retail precinct. Currently securely leased to a popular licensed cocktail bar/restaurant the land holding is approximately 202.3sqm, Zoned B1 Neighbourhood Centre zoning.

Returning approximately \$41,600 (excluding GST) per annum, this premier building delivers an excellent long-term investment and is a great addition to

For Sale

SOLD \$1,220,000

Building Area

202sqm

Contact

Lush Pillay

0407 121 573

lpillay.padstow@ljh.com.au

John Paras

8790 5569

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LJ Hooker Padstow
(02) 9771 1177

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.

any astute investor's portfolio.

- Returning approximately \$41,600 (excluding GST) p.a.
- Currently leased to popular bar/restaurant
- Situated in Lugarno shopping village with good mix of tenancies
- Substantial restaurant fit out with great street presence
- Commercial kitchen, cool room, grease trap, exhaust
- Large inside seating area plus outside dining area
- Ducted air-conditioning and pressed ceilings
- Rear lane access, access to shopping strip parking spaces
- Approximately 202.3sqm of retail space

Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested parties should make and rely upon their own enquiries.

More About this Property

Property ID	1CUXFAE
Property Type	Showrooms/Bulky Goods
Building Area	202.3 m ²
Land Area	202.3 m ²

Lush Pillay 0407 121 573

Principal & Sales | lpillay.padstow@ljh.com.au

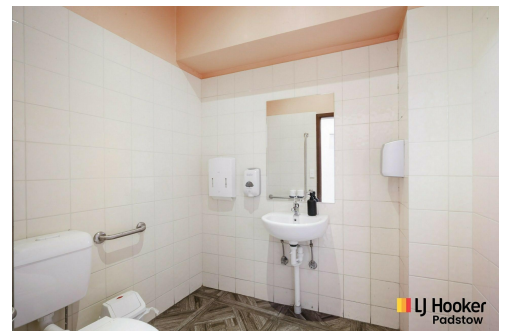
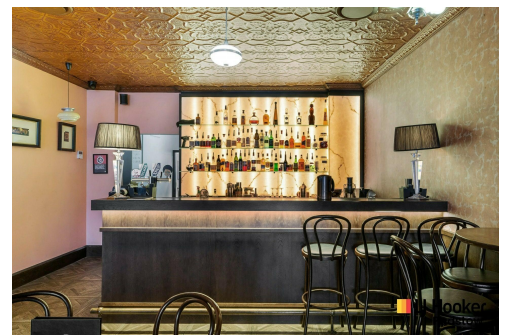
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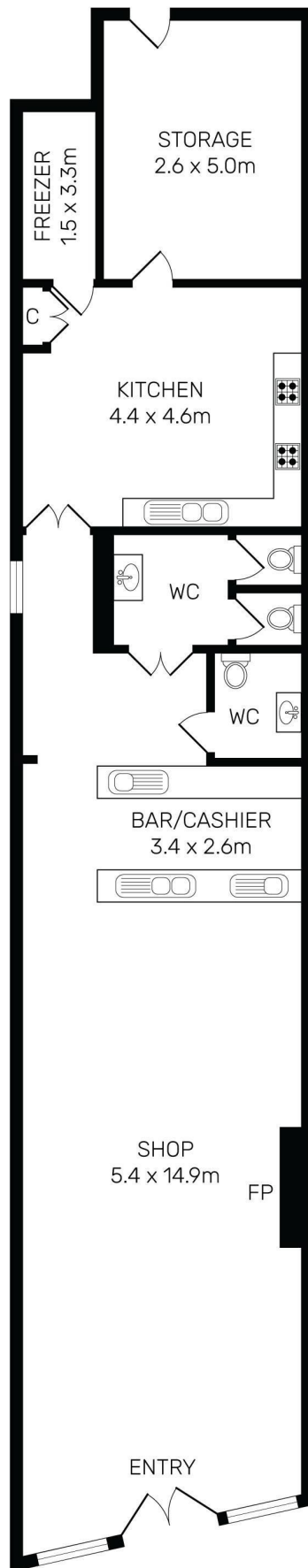
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