



## Port Douglas, Jungle Road/30 Macrossan Street

### ICONIC RETAIL PREMISES IN PRIME LOCATION

Jungle Road is a well established and well renowned women's fashion store (+ online shop) located in the heart (main street) of Port Douglas that provides a rare and unique opportunity for someone with aspirations to embark on a proven retail venture.

The premises resides within the centrally located Saltwater complex that provides excellent road and foot traffic exposure in combination with the store's excellent reputation.

Jungle Road has been in operation since 1993 and has been held under the same ownership for the last 21 years. It features an extensive collection of high-quality women's fashion made from natural fibres and is owner operated with the assistance of two casual staff members.

Also included is the online store [www.jungleroad.com.au](http://www.jungleroad.com.au) which is a large growth potential



**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.

**For Sale**  
\$75,000 + GST

**Building Area**  
92sqm

**Contact**  
**Michael Samson**  
0403 066 189  
[msamson.portdouglas@ljjhooker.com.au](mailto:msamson.portdouglas@ljjhooker.com.au)

**LJ Hooker Port Douglas**  
**(07) 4099 4099**



for this business.

Labels include Verge Clothing, Cafe Latte, Orientique, Namastai, Gordon Smith, Lou Lou Australia Bamboo, Claire Powell, and Naturals by Olive et Julie.

Additional features include:

- Large, air conditioned 92m2 premises
- Current lease in place until 31 March 2025\*
- Approval to operate 7 days per week, 365 days per year
- Dressing rooms
- Storage area
- Plumbing/kitchenette
- Common toilet facilities (shared by building tenants)
- Established website and local advertising program - print and radio
- Long standing Douglas Chamber of Commerce member
- Covered parking within the Saltwater complex
- Well established neighbouring businesses - driving more foot traffic

Offered for sale at \$75,000 + GST + SAV (stock at valuation).

\*The landlord has advised a willingness to negotiate a longer term lease with the prospective purchaser commencing from settlement date.

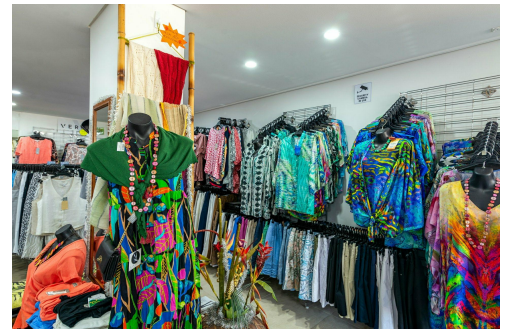
To discuss this opportunity further please contact Michael on 0403 066 189 or [msamson.portdouglas@ljhooker.com.au](mailto:msamson.portdouglas@ljhooker.com.au)

## More About this Property

<b>Property ID</b>	131YF4A
<b>Property Type</b>	Retail
<b>Building Area</b>	92 m <sup>2</sup>

**Michael Samson 0403 066 189**  
Managing Director / Licensee | [msamson.portdouglas@ljhooker.com.au](mailto:msamson.portdouglas@ljhooker.com.au)

**LJ Hooker Port Douglas (07) 4099 4099**  
Shop 3/31 Macrossan Street, PORT DOUGLAS QLD 4877  
[portdouglas.ljhooker.com.au](http://portdouglas.ljhooker.com.au) | [portdouglas@ljhooker.com.au](mailto:portdouglas@ljhooker.com.au)



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