



## Roma, 75 Arthur Street

### Ladbrook's Butchery - Roma

Thriving Butchery Business & Commercial Property!

Don't miss this outstanding opportunity to own Ladbrook's Butchery, a highly successful and reputable business situated on 2 titles equalling 1,012 square meters in the heart of Roma, at 75 Arthur Street. Offering versatility and potential for future Development & Growth.

Key Features:

- Prime Location: High-visibility site with excellent foot traffic, easy customer parking & access.
- Spacious Property: Generous 1,012 sqm block with room for parking, potential expansion, or additional services.
- Established Business: A well-known butcher shop with a loyal customer base and a

#### For Sale

\$750,000.00 Walk In Walk Out

#### Building Area

386sqm

#### Contact

**Andrew Busiko**

0427 622 783

[ruralsales.roma@ljhooker.com.au](mailto:ruralsales.roma@ljhooker.com.au)



**LJ Hooker Roma**  
**(07) 4622 1222**

**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.



strong reputation for quality products.

- Loyal work force: 11 Current Full Time, Part Time & Casual employees willing to stay on with the new owners.
- Fully Equipped: Includes all modern equipment, cold storage, shop fittings, display cabinets, Hilux -delivery Ute, everything you need for a smooth transition and continued service.

This turnkey operation is ready for new ownership, presenting a rare chance to invest in a profitable business with growth potential.

Alternatively, the business can be sold separately on a walk-in walk-out basis for \$150,000.00 (property not included), subject to securing a suitable 5-year lease agreement with 2 x 5-year options. This provides a flexible opportunity for those looking to step into a thriving enterprise without the extra costs of purchasing the freehold.

For more information such as financials & equipment included, or to arrange a viewing, contact Andrew Busiko today at LJ Hooker Roma 0427 622 783! This is an exceptional opportunity to own a thriving business in a vibrant community.

## More About this Property

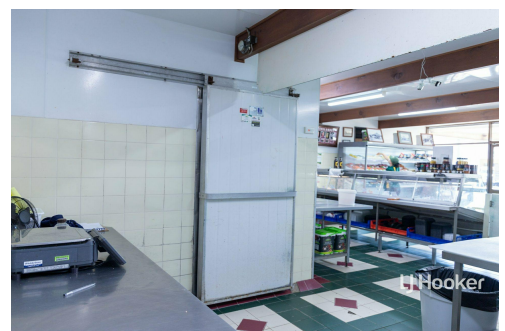
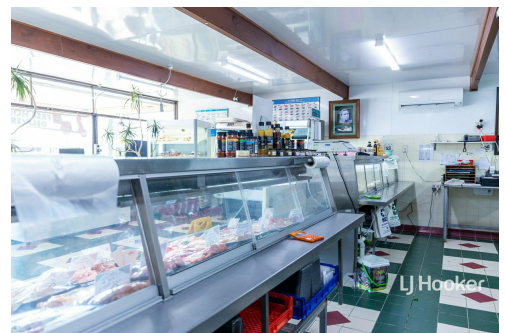
<b>Property ID</b>	BRSHG2
<b>Property Type</b>	Retail
<b>Building Area</b>	386 m2
<b>Land Area</b>	1012 m2

### Andrew Busiko 0427 622 783

Rural Sales Agent | [ruralsales.roma@ljhooker.com.au](mailto:ruralsales.roma@ljhooker.com.au)

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