



21 Railway Terrace, Alice Springs

## Prime CBD Commercial Site

Located just 300 metres from the Alice Springs Post Office, this high-profile freehold property offers a rare opportunity in the heart of the CBD. Surrounded by national retailers including McDonald's, Red Rooster, and Centrelink, 21 Railway Terrace is perfectly positioned for business exposure and future growth.

The site includes a single-storey showroom and warehouse facility totalling approx. 330m<sup>2</sup>, featuring 140m<sup>2</sup> of showroom space, 190m<sup>2</sup> of warehouse, plus internal kitchen and bathroom facilities. A 113m<sup>2</sup> open-ended steel structure at the rear provides additional storage or operational space.

With CB zoning under the NT Planning Scheme, the property supports a wide range of commercial uses. While the existing improvements are in good condition, the site is ideally suited for a larger-scale commercial or mixed-use redevelopment (STCA).

- Flat, cleared 2,020m<sup>2</sup> site with full services connected
- 31.785m frontage to Railway Terrace
- Excellent location in the Alice Springs CBD
- Strong potential for redevelopment or investment

For Information Memorandum please contact Doug Fraser.

**FOR SALE**  
\$1,100,000

### AGENTS

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### AGENCY

LJ Hooker Alice Springs  
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## MORE DETAILS

Property ID 2CSHFD5  
Property Type Industrial/Warehouse  
Land Area 2020 m2

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