



## Campbelltown, 78-80 Queen Street

High Exposure Site - Invest, Develop or Occupy!

LJ Hooker Commercial Macarthur is delighted to have been appointed to market 78-80 Queen Street, Campbelltown for sale via private treaty.

A truly unique opportunity to acquire a prime freestanding commercial site within the booming South West Sydney growth corridor with boundless potential and significant upside. The site is positioned on the corner of Queen Street and King Street within the tightly held Campbelltown CBD. The property is also conveniently positioned a short walk to Campbelltown Train Station and all forms of public transport.

The site is accessed via two (2) street frontages and is currently leased to National retailer Beaurepaires.

Features include:

- 1,100m<sup>2</sup>; parcel of land, zoned MU1: Mixed Use.



**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**  
Please Call

**Building Area**  
400sqm

**Contact**  
**Cooper Meehan**  
0449 904 453  
cooper.meehan@ljhooker.com.au

**Darren Zammit**  
0404 083 445  
darren.zammit@ljhooker.com.au

**Macarthur**  
(02) 4620 6111

- 400m<sup>2</sup>; Building (approx.)
- Currently leased to National Retailer Beaurepaires for \$122,133.00 p.a. net ex GST.
- Tightly held precinct.
- Development Upside (S.T.C.A)
- Dual Street front access.
- Flexibility to invest, develop or occupy.

For further details or to arrange an inspection, please contact exclusive agents Cooper Meehan on 0449 904 453 or Darren Zammit on 0404 083 445.

## More About this Property

Property ID	JPAGVV
Property Type	Industrial/Warehouse
Building Area	400 m <sup>2</sup>
Land Area	1100 m <sup>2</sup>

### Cooper Meehan 0449 904 453

Associate Director - Sales & Leasing | [cooper.meehan@ljhooker.com.au](mailto:cooper.meehan@ljhooker.com.au)

### Darren Zammit 0404 083 445

Director - Sales & Leasing | [darren.zammit@ljhooker.com.au](mailto:darren.zammit@ljhooker.com.au)

### Macarthur (02) 4620 6111

Suite 5.02, 171-179 Queen Street, CAMPBELLTOWN NSW 2560  
[macarthur.ljhcommercial.com.au](http://macarthur.ljhcommercial.com.au) | [macarthur@ljhooker.com.au](mailto:macarthur@ljhooker.com.au)