



Ipswich



## Multipurpose CBD Space

- 95\*sqm site
- Options to lease adjoining vacant space
- Suitable for storage or bulky goods
- 2 hour metered parking
- CBD location
- Short or long term leases

This site is at the rear of a larger premises and can be combined with the adjoining areas to a maximum of 214 sqm total. The front space is main road facing with large full glass frontage suitable for retail or office with larger storage or showroom areas. The site is currently broken into a front section of 119 sqm and a rear area of 95 sqm. However, this site can be reconfigured depending on tenant needs.

Situated in the Top of Town precinct and on the main road through the City, this is a multipurpose site that needs to be looked at to see its full potential.

\$13,000 PA + GST + Outgoings (\$2,034.50\*)  
\$314.13 per week\*

\*Approximately

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should

|                      |                                     |
|----------------------|-------------------------------------|
| <b>Price</b>         | \$13,000 PA + GST + OTs(\$2,034.50) |
| <b>Property Type</b> | Commercial                          |
| <b>Property ID</b>   | 903                                 |
| <b>Floor Area</b>    | 95 m2                               |

### Agent Details

Bronwyn Handley - 0421 926 276

### Office Details

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make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.