



## 40-42 Townsville Street, FYSHWICK 2609

*New Shopfront with Storage*

Unit:	Area sqm:	Rent \$/sqm	Rental PA	Nett/Gross
Unit 1	380	\$200	\$76,000	Gross

*All figures are exclusive of GST.*

### Location

Located in central Fyshwick, on Townsville Street. Only 100 metres from Australia Post. A prime street frontage property.



### Description

A standalone warehouse-showroom of approx 280 sqm ground floor + 100 sqm Mezzanine.

the unit is in the process of being completely refurbished, See concept plans in photos.

The unit has one roller door, the site having a street frontage of 24m

A wide zoning for many users. Book an inspection today!

### Outgoings

Increases in Outgoings above base year 30 June

### Car Parking

Ample onsite

### Contact:

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