



325 Wagga Road, Lavington

## High Profile Investment

Situated on busy Wagga Road, this property is one of Lavington's most strategic & substantial, tenanted properties currently on offer.

- 5 year lease commencing 2018. Year 1: \$45,000 pa net. Year 2: \$50,000 pa net
- 282 sqm (approx.) floor space with glazed frontage
- Showroom, storage/ office, kitchen plus amenities with shower recess
- 3 x reverse cycle air- conditioners, security system, 3 phase power
- Large, 911 sqm (approx.) allotment. Secondary access via Griffith Road
- 13 delineated parking spaces plus fenced courtyard

**\$695,000.00**

**Type:** Retail  
**Sold Date:** 06/08/2018  
**Land:** 911 m2  
**Building Size:** 282 Square Metres



**Kel Barclay**

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