

For Sale By Expressions of Interest



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Superb Land Rich Restaurant and Function Centre Investment

286A Epping Road, Wollert

- > 5 x 5 x 5 year lease to tenant trading as Bluestone Café Restaurant & Functions
- > Returning \$107,120 p.a. plus outgoings and GST
- > Significant land parcel of 5,304-sqm* on a corner allotment with excellent access and connectivity
- > Three street frontages totalling 206* meters
- > Includes 36 car parks on title
- > Immaculately refurbished building throughout
- > Future value add opportunity providing scope to develop, lease, licence or occupy other buildings or areas of the land (stpa)
- > Underpinned by a surging population and strong prospects for future capital appreciation and rental growth
- > Within Australia's strongest and fastest growing corridors

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*All dimensions are approximate. Particulars herein are for information purposes only and do not constitute any representation by the owner or the agent.