



## 3/146 Great Eastern Highway, Midvale WA

### KEY INFORMATION

#### Address

3/146 Great Eastern Highway, Midvale WA

#### Price

Offers Invited

#### Type

Commercial / Showrooms/Bulky

#### Land Area

N/A

#### Build Area

243 sqm

#### Car Spaces

N/A

#### Listing Type

Sold

Choose your yield and put an Offer in today. With a fair market rent, a long term tenant and a brand new three year lease, this fantastic strata titled investment is ready for the investor market.

The existing tenant for the past 5 years, Solomon's Flooring, has signed up to a brand new 3 year lease expiring 30 April 2024.

Located on Great Eastern Highway, this 243sqm Strata Showroom with double door shop fronts and large signage both on the pylon sign and on the strata building is exposed to a high passing traffic count of 27,500+ cars per average weekday.

The well presented showroom forms part of a four unit strata complex which includes 47 shared car bays. The rear roller door is accessible via a rear laneway.

Adjoining tenants include: LaNoir Saddleworld, Work Clobber, Auto One Midland, WA Pool Warehouse, Saddleworld and The Watershed Water Systems.

Strata Area: 243sqm.

Price point: Offers Invited

Current Rent: \$46,785.72 pa net + GST

Outgoings: \$15,900.00 pa + GST - Paid by tenant

Available: Now

Contact Jonathan Kilborn or Shannon Swarts to arrange an inspection

### AGENT INFORMATION



**Jonathan Kilborn**  
PRINCIPAL AND LICENSEE

D. 08 9386 9981  
M. 0404 796 137



**Shannon Swarts**  
ASSOCIATE DIRECTOR

08 9386 9981  
0448218629

**AGORA**  
PROPERTY GROUP

Level 1, 187 Stirling Highway,  
Nedlands WA 6009

T (08) 9386 9981

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