



## 274 Scarborough Beach Road, Osborne Park WA

### KEY INFORMATION

#### Address

274 Scarborough Beach Road, Osborne Park WA

#### Price

\$450,000 plus GST and Outgoings

#### Type

Commercial / Showrooms/Bulky

#### Land Area

N/A

#### Build Area

1892 sqm

#### Car Spaces

N/A

#### Listing Type

Leased

This top-quality automotive showroom and service centre consists of two air-conditioned showrooms, ample office space, an air-conditioned workshop / service department, undercroft parking, wash bays and a spacious display forecourt. The two showrooms are immaculately presented with tile floors, ample natural light, high ceilings and amazing exposure to both Scarborough Beach Road and Main Street in Osborne Park.

The office areas are a mixture of open-plan and partitioned with carpeted floor and energy-efficient lighting throughout. The air-conditioned workshop / service department features sealed concrete floors, loads of power, additional dedicated wash bays and is clear-span throughout.

The impressive display court area has unrivalled exposure to passing traffic and there is plenty of staff and visitor parking onsite in addition to the vehicle display area.

Everything about this property is impressive and opportunities to secure such a premium showroom / display tenancy don't come along often. Inspect today and you will not be disappointed.

\*NB: Photos are from previous Occupant. All branding and some contents have been removed.

Building Area: 1,892sqm Approx.

Current Rent: \$450,000 plus GST and Outgoings

Outgoings: To be confirmed

Available Immediately

Contact Cooper Egan or Jonathan Kilborn arrange an inspection.

### AGENT INFORMATION



#### Cooper Egan

Dip. Property Services Agency Management

D. 08 9386 9981

M. 0404 680 399



#### Jonathan Kilborn

PRINCIPAL AND LICENSEE

08 9386 9981

0404 796 137



Level 1, 187 Stirling Highway,  
Nedlands WA 6009

T (08) 9386 9981

[www.agoraproperty.com.au/property/27395764](http://www.agoraproperty.com.au/property/27395764)

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