



964 Wanneroo Road, Wanneroo WA

KEY INFORMATION

Address

964 Wanneroo Road, Wanneroo WA

Price

Currently Under Offer!!

Type

Commercial / Retail

Land Area

4132 sqm

Build Area

719 sqm

Car Spaces

N/A

Listing Type

Sale

This strategically located leased investment offers it all, with a strong tenancy mix, DA and offer signed for a carwash, strong leases and within 100 meters of the Wanneroo Central Shopping Centre a Sub Regional Centre with just under 20,000sqm of retail floor area.

Tenants such as Aldi-Coles-Kmart and approximately 40 specialty stores are tenants in the center. Wanneroo is one of the state's fastest growing areas in Australia with an estimated population as of 2021 of 209,111 and the Projected Population in 2031 to be 301,855, reflecting an average annual growth rate of 3.38%.

The subject property offers:

- ? Strong Holding Income
- ? Future Development Opportunity
- ? Main Road Exposure
- ? Strong Tenancy Mix
- ? Next to Wanneroo Shopping Centre
- ? Huge Exposure
- ? Strong Access and Egress from multiple points

Building Area: 719sqm Approx.

Land Area: 4,132sqm approximately

Current Net Rent: \$397,182.61 pa net + GST

Outgoings: TBC

Contact Con Passaris or Jonathan Kilborn for a copy of the IM Report

AGENT INFORMATION



Con Passaris
PRINCIPAL

D. 9386 9981
M. 0412 004 374



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/30353273

DISCLAIMER: The information in this document is prepared for general information purposes only. It should not be relied upon for any purpose. Whilst the information is believed to be correct at the time of publication, it may be derived in part from outside sources (including the seller and/or public records) or based on assumptions. Agora Property Group and/or its officers, employees and agents do not warrant, and accept no liability or responsibility for, its accuracy or completeness.