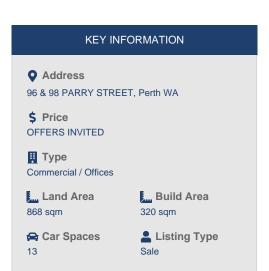


96 & 98 PARRY STREET, Perth WA



This character-filled, CBD-fringe property provides so many options for investors, owner-occupiers and developers, in an amazing location and generating immediate income. A former residential duplex, currently being utilized as a commercial office with amazing redevelopment potential.

The subject property offers:

- Ideal for owner-occupiers at end of current lease term (2027)
- Total land area approx. 868sqm
- Improvements approx. 320sqm
- Mixed-Use C/R80) Zoning
- Excellent tenant leased until 2027
- Six large offices plus open-plan workspace
- Large boardroom / training room
- Security gates to the property
- 13 On-site parking bays to rear
- Excellent amenities including kitchen
- Future redevelopment potential
- CBD Fringe location activated neighborhood

Dip. Property Services (Agency Manag@haracter filled

D. 08 9386 9981 M. 0404 680 399

Cooper Egan

- Can be reverted to Residential Use

AGENT INFORMATION

Jonathan Kilborn PRINCIPAL/LICENSEE

08 9386 9981 0404 796 137 Building Area: 320sqm approx. Land Area: 868sqm approx.. Current Rent: Contact Agent

Offers Invited

Contact Jonathan Kilborn or Cooper Egan to arrange an inspection



Level 1, 187 Stirling Highway, Nedlands WA 6009 T (08) 9386 9981

www.agoraproperty.com.au/property/32289866