



55 Norma Road, Myaree



SOLID LEASED INVESTMENT WITH DEVELOPMENT POTENTIAL

Situated on the busy street of Norma Road within the heart of the Myaree commercial/industrial precinct, the property offers a modest workshop/showroom/warehouse complex comprising of two units on the one title.

The two units are fully leased with a net rental income of \$52,800 per annum.

The property is located approximately 9 kilometres south of the Perth CBD and within close proximity to major arterial roads including Leach Highway and Canning Highway. Under the current town planning scheme the property is zoned "Service Commercial" which allows a plot ratio of 1 and a building height standard of 13.5 metres overall.

Surrounded either side by new builds - the future is very promising for this locale and the future potential for this site is massive.

Features include:

- 414m² of combined lettable area
- 906m² of Freehold Land
- Prestigious Myaree Location

906 m²

Price SOLD for \$1,025,000

Property Type Commercial

Property ID 609

Land Area 906 m²

Warehouse Area 414 m²

Agent Details

Joseph Mansour - 0412 672 234

Office Details

Applecross

21 Kearns Crescent Applecross WA

6153 Australia

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- Secure Investment
- Signage & Exposure
- Ample parking to both front and rear of the property for staff and customers
- 19 meter frontage to Norma Road
- Perfectly rectangular development site

Be sure to contact the Joseph Mansour on 0412 672 234 for further details.

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