**\$520,000.00****COM108 BBB, Tenterfield****COMMERCIAL BUILDING FOR SALE**

- \* Prime location in the heart of Tenterfields CBD receiving good pedestrian traffic
- \* Terrific frontage and exposure to the New England Highway
- \* Street parking available, additional parking for customers very handy to building
- \* Set on a large 624.7m2 corner allotment in high traffic area
- \* Currently operational as a successful Mitre 10 hardware store
- \* 3x3 year lease in place with a solid gross return of \$800.00 per week – (\$41,600.00 per annum)
- \* Substantial floor space total of 1,270m2
- \* Ground Floor Shop – 583m2
- \* Basement – 261m2
- \* First Floor Shop – 198m2
- \* First Floor Storage – 228m2

TO FIND OUT MORE ABOUT THIS GREAT BUSINESS OPPORTUNITY, PLEASE CONTACT BROADWALK BUSINESS BROKERS

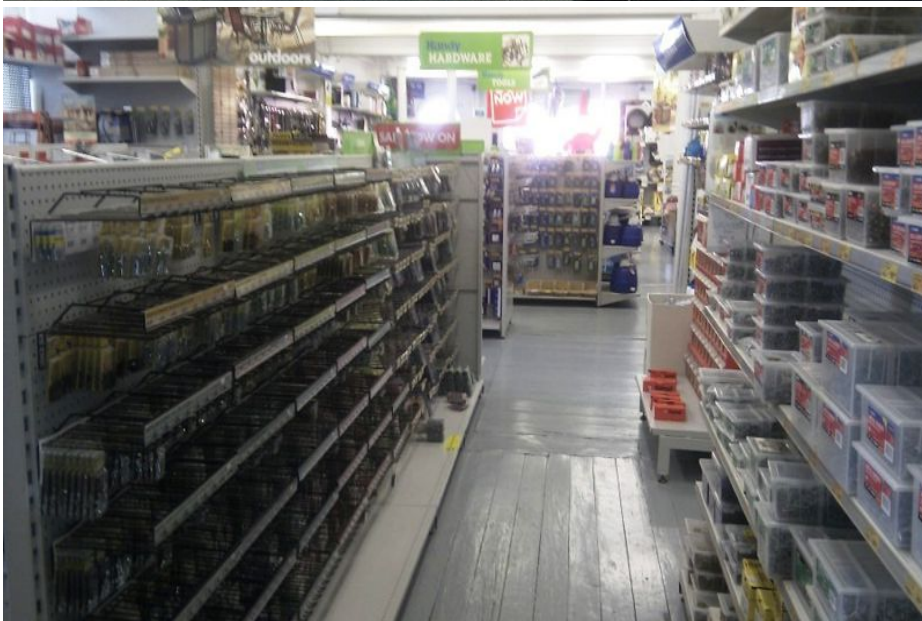
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