



Dual Tenants, Dual Income - Strategic Industrial Investment in Brisbane ...

Industrial/Warehouse • Offices

1 & 2, 2 Kendor Street, Arundel, Qld 4214

Floor Area: 440 m²

Land Area: 2691.00 m² (approx)

For Sale

\$1,500,000

For Sale

Property Description

- **Anchored By Aitken Welding Supplies**
- **2 Titles**
- **2 Incomes**

Hudson Kaddatz from Harcourts Coastal Commercial on behalf of the sellers, has the exclusive privilege to offer this outstanding dual tenant investment opportunity in the extremely popular Brisbane Road industrial corridor. These two industrial units (to be sold in one line) feature two tenants, both popular within the local community and are proven business operators. Unit 1 features a brand new lease to the leaders in Welding Supplies across Australia 'Aitken Welding Supplies' who have been trading on the East-Coast of Australia since 1985. The lease gives investors security with a brand new 5 year term and options up to 2047. Unit 2 features a shorter term lease to LJ Marine Services, a local marine mechanic business that has been servicing the luxury yacht and motor market in Northern Gold Coast for 3+ Years. Opportunities like this are few and far between, do not miss the chance to secure this property.

This property is being sold as part of an QLD Wide Industrial Portfolio Sale on behalf of Aitken Welding Supplies, if you have interest in any other properties tenanted by Aitken Welding, please contact Hudson Kaddatz for details on each property.

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Additional Details

Tenure Type

Tenanted
Investment

Harcourts Coastal
COMMERCIAL

Hudson Kaddatz

0409589660

Harcourts Coastal Commercial -
BROADBEACH

Level 1, 16 Queensland Avenue,
Broadbeach Qld 4218

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