



# Land Rich Industrial Facility with Holding Income

**Sold**

Contact Agent

Sold: Tue 05-Jul-22

Industrial/Warehouse • Offices

87 Old Toombul Road, Northgate, Qld 4013

**Floor Area:**

5,218 m<sup>2</sup>

**Land Area:**

0.94ha (2.32 acres) (approx)



## Property Description

Knight Frank Australia and Castle Property Group, as exclusive agents are delighted to offer 87 Old Toombul Road and 12 Spiers Street Northgate to the market For Sale. The properties are offered in one line via Expressions of Interest, closing AEST 3pm on the 4th of May 2022.

The compelling investment considerations of this acquisition opportunity are:

- 2 adjoining properties being sold in 1 line
- A total land area of 9,403sqm
- Total building area of 5,218sqm (subject to survey)
- Strong holding income offered, with a 1 year leaseback + 3 x 2 month options
- 3 frontages (Old Toombul Road, Spiers and Hungerford Streets)
- Scope for parties to drive through the site
- Significant value add and development potential

A Flexible Asset:

- Occupy all or part of the site
- Lease all or part of the site
- Develop all or part of the site (STCA)
- Or any combination of the above

Superbly located at Northgate, the property offers convenient access to Brisbane Airport, the Gateway Motorway and Airport Link Tunnel network.

Northgate is approximately 14 kilometres from Brisbane's GPO. Northgate is recognised by the market as a prime industrial location due to its proximity to Brisbane Airport, access to the Gateway Motorway and tunnel network.

Old Toombul Road connects with Northgate Road which provides a left and ...

## Additional Details

**Building**  
Whole

**Tenure Type**  
Tenanted  
Investment

**Zoning**  
General Industry (A)

87 Old Toombul Road, Northgate, Qld 4013



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