



Trophy Burleigh Heads Childcare Centre - 20 Year Net Lease

Sold

Contact Agent

Sold: Thu 25-Nov-21

Retail • Medical/Consulting • Offices

148 West Burleigh Road, Burleigh Heads, Qld 4220

Floor Area:

1,547 m²

Land Area:

1068.00 m² (approx)



Property Description

- **Premium National Operator**
- **Fixed 3.5% Annual Rent Increases**
- **Net Income \$390,158 pa + GST**

Cushman & Wakefield is pleased to present to the market 148 West Burleigh Road, Burleigh Heads (7 Banjo Street) for Sale via Auction.

The property has the following key characteristics:

- Secure 20 year corporate net lease to 2038 + options to 2053
- Petit Early Learning - National childcare operator across 18 locations & 100% owned by a Morgan Stanley fund
- Trophy location on West Burleigh/Reedy Creek Road, exposed to 34,000+ vehicles daily
- Prime position directly opposite Stockland Burleigh Heads Shopping Centre - Home to Woolworths, Aldi, Big W, JB Hi-Fi + 100 specialty retailers
- Architecturally designed & expertly configured, maximising the 1,068 sqm site to create a 1,547 sqm childcare facility with an impressive 108m of combined frontage
- State-of-the-art 108 place centre featuring expansive 510 sqm rooftop playscape & 29 basement car parks
- Newly built in 2018 providing optimal depreciation benefits
- Burleigh Heads - Highly sought after Gold Coast suburb with residential price growth surging 47% over the last 5 years
- Gold Coast - World famous location, current population of 590,000 set to boom to 1 million by 2050
- Secure net lease including ratchet provision - ensuring rent cannot decrease
- Tenant pays all outgoings including Land Tax and Repairs & Maintenance
- Fixed 3.5% annual rent increases
- Net Income \$390,158 pa + GST

The property is for sale by way of Cushman & Wakefield Investment Auction on Thursday 25 November at 11am AEDT. The Auction will be held at Doltone House Hyde Park, located on Level 3/181 Elizabeth Street, Sydney.

Additional Details

Building
Whole

Tenure Type
Tenanted
Investment

Car Spaces
29

Parking Comments
Basement car parks

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