



## SOLD

Offices • Land/Development • Medical/Consulting

194-206 Lake Albert Road, Wagga Wagga, NSW 2650

**Floor Area:** 2,110 m<sup>2</sup>

**Land Area:** 0.81ha (2.00 acres)  
(approx)

### Property Description

#### Location:

The property is located on the western side of Lake Albert Road, a main arterial road which provides CBD connection to the main residential suburbs to the south and on the eastern side of Willans Hill. The area predominately comprises of older style homes mainly constructed in the sixties and seventies. Approximately 2.5km's to the North is Wagga's main street and professional precinct and to the South is the Koorinal Shopping Centre.

#### Area:

The property has a land area size of approximately 8106 square metres and a building floor area approximately 2110 square metres.

#### Zoning:

R1 - General Residential

#### Improvements:

Constructed in the early 1960's this substantial office development was originally designed around the use as a television studio and associated management offices. The

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Contact Agent

Sold: Wed 01-Jun-22

### Additional Details

#### Building

Whole

Fitzpatricks

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