



Specialist Medical Investment - New 7 year lease

Sold

Contact Agent

Sold: Tue 15-Jun-21

Medical/Consulting • Offices

Nucleus Medical Suites Suite 25/23 Elsa Wilson Drive, Buderim, Qld
4556

Floor Area:

117 m²



Property Description

- **New 7 year lease to 2028 plus options**
- **Current annual rent \$61,800***
- **A Grade fit out and presentation**

- A new seven year lease to 2028 with options to 2033 with fixed annual increases of 3%
- Leased to one of the Sunshine Coasts leading obstetricians
- Extensive "A" Grade fit out spanning 117m²*
- Neighbourhood by other complimentary medical based tenants within the Nucleus Medical Centre and the Sunshine Coast's Buderim Private Hospital

Strong investment fundamentals:

- Long term lease, high quality purpose built fit out, and prime location
- Tenant pays 100% of outgoings
- Income \$61,800* per annum

For Sale by Expressions of Interest closing Thursday 24 June at 4pm.

For further information or to arrange an inspection, please contact exclusive marketing agents Jesse Howitt and Daniel Vella.

*Approximately

Nucleus Medical Suites Suite 25/23 Elsa Wilson Drive, Buderim, Qld 4556



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