



## Childcare Investment in High-Growth Location

**Sold**

\$1,275,000

Sold: Fri 27-May-22

Other

Virginia Child Care Centre, 90 Virginia Road, Virginia, NT 0834

**Floor Area:**

0 m<sup>2</sup>

**Land Area:**

2.02ha (5.00 acres) (approx)



## Property Description

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Freehold opportunity - Leased to 2026 to highly regarded family owned operator 'Family First' Early Learning

Option to renew to 2031

Net Income: \$124,800 pa + GST and outgoings

Annual CPI review and market review when first option expires 2026

Functional, purpose-built facility with significant on site infrastructure

Tenant pays all outgoings including capex, management fees and multiple holding land tax

Minimal competition for tenant in high growth area

Prominent 5 acre site with main road exposure in blue ribbon rural Suburb

Burgeoning location a stones throw to Coolalinga Central, a sub-regional shopping centre anchored by Coles and Kmart

A logical long term investment with healthy cashflow and exceptional capital growth prospects

Viewing available after hours to serious qualified buyers

## Additional Details

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### Car Spaces

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Virginia Child Care Centre, 90 Virginia Road, Virginia, NT 0834



**Daniel Harris**

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**Real Estate Central Projects -  
Commercial**

39 Cavenagh Street, Darwin City  
NT 0800