

SOLD

THE HEART OF THE MEDICAL PRECINCT.

Located on Fulham Road, right near the expanding Mater Hospital and other medical facilities is this two story premises on a 1012 sq. m 'Commercial' zoned allotment.

The premises is currently used a medical practice downstairs and a private residence upstairs. Downstairs there is a central waiting area surrounded by 4 consultation/treatment rooms and an office area. There's also a client toilet and hand basin and an internal garage.

Upstairs is accessed by either the secure internal stairs or back stairs which lead to the residence that has 3 bedrooms, two with built-in robes.

Outside there are 8 customer car spaces, a designated ambulance bay, a separate private car park.

The site has previously been granted Council approval to build an additional medical practice at the rear and to convert the upstairs to medical offices.

Other great features of this property are:

- A 13 kw solar system on the roof,
- Monitored alarm system,
- Remote sliding front gate,
- Rear gate access to Anderson Gardens, and
- Independent water supply via a bore (No pump).

Buyers looking to have their practice in the heart of the medical precinct, with the ability to either live on-site, or expand to suit, should consider what is available here.

Call and arrange a private inspection soon.

3 BED | 1 BATH | 8 CAR

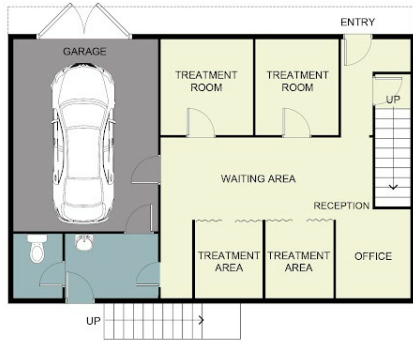
PRICE:
\$750,000

OPEN FOR INSPECTION:
N/A



Gerard Black
0426779633

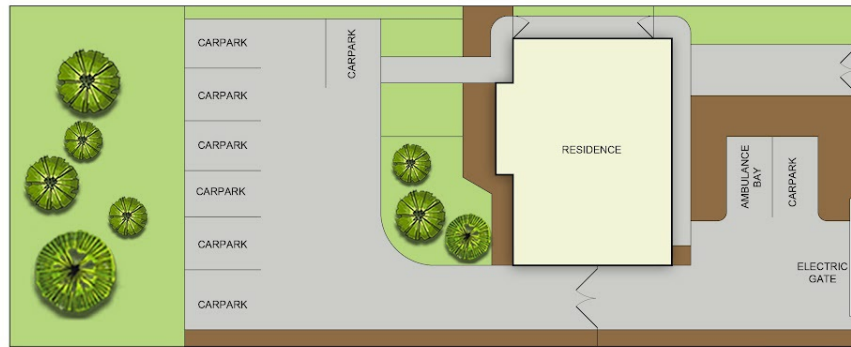
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GROUND FLOOR



FIRST FLOOR



SITE PLAN

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6 FULHAM ROAD, PIMLICO, QLD, 4812

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.