



FOR SALE

INVESTMENT OPPORTUNITY - FOR SALE - SHOP 5 "MAPLETON VIEWS"

1 BED | 1 BATH | 0 CAR

5/1 Post Office Road, Mapleton, QLD, 4560

Prime Investment opportunity, "Mapleton Views" freehold shop 5/1 Post Office Road, Mapleton is located in the heart of Mapleton Village and boasts breathtaking views across the Sunshine Coast Hinterland and out to the Ocean.

Currently leased 7/4/24 to Tapas 10, a well-established dine-in & takeaway Restaurant and Cafe, this is a fantastic investment opportunity.

- Established tenant with lease in place 7/4/24
- Net Rental - \$21,120 PA + Outgoings
- 85m2 net lettable area
- reverse cycle airconditioning plus a feature fireplace
- Prime corner location with views to the Sunshine Coast in popular Mapleton village
- Car parking is located at the rear
- Male, Female & Disabled Toilets located behind shops
- "Mapleton Views" is a small complex of only 6 shops managed by Strata Living Body Corporate

The 85m2 NLA consists of a ground-floor kitchen and reception area, outdoor covered dining plus comfortable upstairs dining space with outdoor seating on

PRICE:
\$350,000

OPEN FOR INSPECTION:
N/A



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