



Secure Childcare Asset with 25 year Triple Net lease

2 Jarrah Street Minyama 4575

Floor Area:

316 m² (approx)

Land Area:

1156 m² (approx)

For Sale

Expression of Interest

Contact Agent:

Jay@smartland.com.au

0403 292 943



Property Description

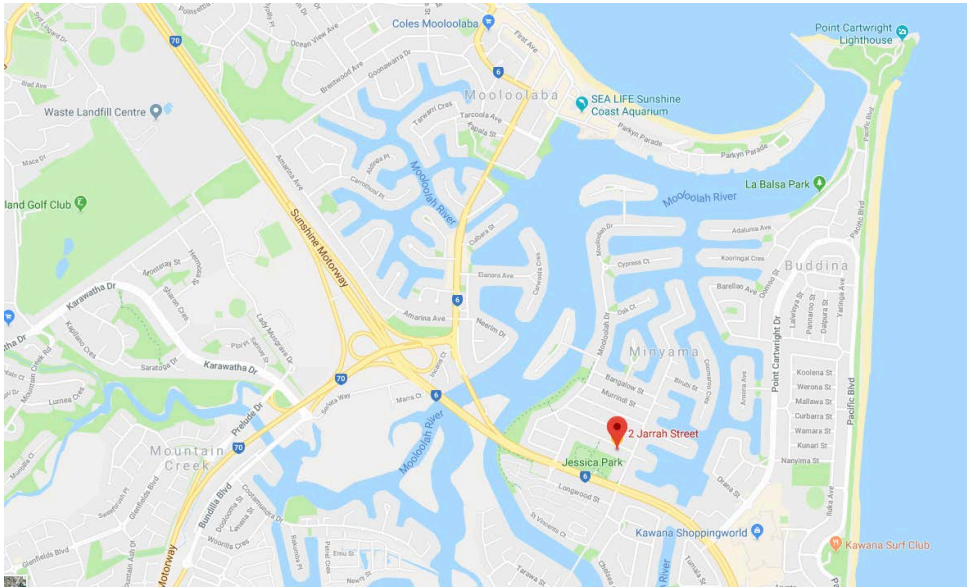
- Secure 25 year Childcare lease
- Triple Net
- Net Income: \$126,000 pa + GST

- * High Quality renovation just completed throughout building with nothing left untouched.
- * Located in the middle of the booming Sunshine Coast region which has over \$10 billion in planned projects
- * 1km to Kawana Shopping World
- * 6km to Mooloolaba Beach
- * Leased to 2028 with 3 x 5 year options
- * Net Passing \$126,000 (as at June 2019)
- * 3.5% CPI rental increases.
- * Licenced for 64 places
- * Experience operator with high occupancy

Additional Details

Building	Tenure Type
Whole	Tenanted Investment

Parking Comments
Ample on site car parking



2 Jarrah Street Minyama, Qld 4575



Jay Luckie
0403 292 943