

FOR SALE



RARE RETAIL INVESTMENT OPPORTUNITY IN FORTITUDE VALLEY ENTERTAINMENT PRECINCT

221/247 Wickham Street, Fortitude Valley

Asking 1.3 Million

Rarely does a retail tenancy with this level of exposure and trading potential become available in such a tightly held and thriving pocket of Fortitude Valley.

- 165m² NLA
- Dual access via Brunswick street mall and McWhirter's mall, Fortitude valley
- Full commercial kitchen with cold room.
- Street frontage bar area with excellent glass exposure.
- Exceptional visibility in a high-foot-traffic area
- Extended trading hours.
- 1000+ Foot traffic during night life
- Gross rent of \$13k + GST a month
- Located in the heart of Fortitude Valley entertainment precinct.

Land Size
165 Square Mtr

Contact
Peter Huang
p: 0418 888 889
e: peter.huang@yong.com.au

Dennis You
p: 0472 789 847
e: dennis.you@yong.com.au

Positioned with dual access to the bustling Brunswick Street Mall and the iconic McWhirter's Mall, this 165m² tenancy offers exceptional frontage, including a glass-fronted bar area facing the mall - a highly sought-after feature for operators wanting maximum visibility.

Purchased in 2005 for \$900,000. Set in a premier location surrounded by iconic venues, restaurants, and entertainment hubs, this property offers a rare chance to secure a high-performing retail investment with long-term income security.

Motivated owners want it sold, enquire now before you miss out on this rare opportunity in Runcorn.



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Yong Real Estate - Corporate

Suite 18, Pacific Centre, 223 Calam Road, Sunnybank Hills QLD 4109

p: 07 3373 9888 | e: yong@yong.com.au | w: www.yong.com.au