



88 Belmont Avenue, Rivervale WA

KEY INFORMATION

Address

88 Belmont Avenue, Rivervale WA

Price

Asking \$3,500,000 plus GST

Type

Commercial / Land/Development

Land Area

5901 sqm

Build Area

2595 sqm

Car Spaces

N/A

Listing Type

Sold

INDUSTRIAL SITES DON'T COME ANY BETTER.

Located in the heart of Belmont, Belmont is recognized as one of Perth's premier and sought after industrial areas.

Situated on a main feeder road servicing the Belmont area, the land is a rectangular shaped lot which has the following dimensions:

Frontage to Belmont Avenue: 40.23m

Depth: 146.63m

Land Area: 5,901 square metres

The land is deep sewerred. Erected on the site is a substantial office workshop which comprises two free standing buildings.

The single level office building is double brick in construction with a metal deck clad roof.

The office is air-conditioned and extensively partitioned, and provides a good standard of administrative accommodation.

The rear and adjoining workshop is an older style steel framed building with brick elevations and an insulated saw tooth metal clad roof.

The improvements comprise:

Office: 545 sqm

Workshop: 2,050 sqm

Total: 2,595 sqm

The land is easily accessed, is bitumen sealed and provides good on-site car parking and provision for open storage.

The property offers numerous development options. The building can be refurbished or the site re-developed and at all times there is the potential to generate a good holding income.

AGENT INFORMATION



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IDEAL FOR THE OWNER OCCUPIER OR INVESTOR DEVELOPER

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