



## 31 Lampeter Road, Butler WA

### KEY INFORMATION

#### Address

31 Lampeter Road, Butler WA

#### Price

Subject to Negotiations

#### Type

Commercial / Retail

#### Land Area

N/A

#### Build Area

500 sqm

#### Car Spaces

N/A

#### Listing Type

Lease

Fantastic opportunity to secure a tenancy at this soon to be constructed retail strip development on the corner of Butler Boulevard and Camborne Parkway, Butler.

The subject development is located directly across the road from Dan Murphy's and in close proximity to Aldi, Coles Express, KFC, Red Rooster, McDonalds, Butler Central Shopping Centre and The Butler Train Station.

The development will provide ample exposure, signage, parking and alfresco seating with 50% already pre-leased.

The remaining tenancies would be suited to the following uses:

- Fast Food/ Takeaway/ Cafe.
- Barber/ Hairdresser/ Nail and Beauty.
- Gym/ Office/ Professional Services.
- Medical/Allied Health.

### AGENT INFORMATION



**Jonathan Kilborn**  
PRINCIPAL/LICENSEE

D. 08 9386 9981  
M. 0404 796 137



**Shannon Swarts**  
ASSOCIATE DIRECTOR

08 9386 9981  
0448218629

Building Areas From: 80 sqm to 500sqm

Rent: Subject to negotiations of size and terms

Actual Completion: Feb/March 2023

Call Jonathan or Shannon for further details and to discuss this unique opportunity.....



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