



Address	19-21 Kabi Circuit, Deception Bay QLD 4508
Lot Description	L48 on SP193956
Local Authority	Moreton Bay Regional Council
Land area	2,817m2 approx.
Zoning	Industry
Features	<ul style="list-style-type: none"> - Cleared hardstand site - Low-vacancy rate area - Good access - Potential future development

Appraisal

Based on our assessment of the property, target market and recent relevant sales and leases, we can expect a diverse range of opinion from the different buyer/tenant groups in terms of value, however based on our market knowledge we anticipate an achievable sale price of circa \$775,000 - \$790,000 + GST and lease price of circa \$42,000 - \$45,000 net per annum.



1 year rent paid in advance