



MOTEL - MID-NORTH COAST

Description: Mid-north coast large BRB motel in city centre location. Prime position, close to RSL.

AAA Rating: 3 Star.

Construction: Two storey brick with concrete slab floors, corrugated fibro roof with brick partitions, very solid construction, no movement or creaks.

Residence: 3 bedroom (3 with ensuite) 2 with built-ins, private kitchen, dining room, 2 lounges - 1 upstairs, 1 downstairs, garage. A large family residence, joins reception & back office.

Age: 1968-1975

Clientele: Travelers, reps, holiday tourists, business trade.

Land Area: 2000sqm approx.

Tariffs: Single \$82 - \$125; Double \$88 - \$130; Extra person \$15

Chain Affiliation: Country Haven

Lease: 20 year term. Rent \$139,000 plus G.S.T

Laundry: Domestic equipment. Linen all owned, sent out.

Restaurant: Upstairs, seats 80-100, used for groups only, RSL adjacent to property.

Services: Breakfast, room service, Aустar, fire rated, cooking facilities (2), 5 lock-up garages.

Turnover: \$605,895 net G.S.T

Occupancy: 60% (34 units)

Comment: Very solidly built with excellent family residence. Two self contained units could be permanently let. Great location opposite major club. North coast city centre.

Price: \$0