



## MOTEL + TOWNHOUSES FOR SALE- 10 MINS FROM CANBERRA CBD

Description: 10 minutes from Canberra CBD and 3 hours from Sydney. High quality built 32 unit motel plus 5 self-contained strata apartments. Currently a managed business. Has potential for strong growth. Currently restaurant and bar facilities are not used. Occupancy has potential for 25% growth. This property is priced to sell well below replacement.

**Price:** \$4,700,000

Rating: 3.5 star

Construction: 32 Unit Motel & 5 x 3 bedroom Townhouses. Two level brick construction with brick wall partitions. Well presented with a good mix of single, double and family rooms.

Age: Built 1990 approx.

Clientele: Mid-week corporate trade, tourists