



## 15 Sherriffs Road, Lonsdale SA 5160

\$1.39 Million + GST

- 7100 SQM SITE APPROX.
- BESSER BRICK OFFICE/SHOWROOM – 150 SQM APP.
- COLORBOND STORAGE SHED
- ADDITIONAL WORKSHOP TO REAR
- 32 METRE FRONTAGE
- SEVERAL PERIODIC TENANCIES – CURRENT NET INCOME \$45,000 APPROX. PA

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RLA 263 799

Please note that the information contained herein is meant as a guide only. Neither the Agent or the Vendors and Landlords accept liability for any inaccuracy or misstatement. All parties should rely on their own investigations to validate this information.

**Outgoings**

Council \$4864.00

Emergency Services Levy \$1958.00

SA Water Rates \$662.12

**Total = \$7484.12 Approx. P/A**