



PLEASE CONTACT COLIN MARTIN 0412 822 166  
TO ARRANGE A VIEWING!  
THANK YOU




**NOW IS THE TIME!**

CONTACT COLIN MARTIN 0412 822 166 / 08 8361 7111  
1/21 Cornhill Street, North Adelaide SA 5006 RLAS5081



### 63 Murray Street Gawler SA

- \* Business as usual for the tenant
- \* Fantastic Tenant
- \* Great Investment
- \* Fully Leased
- \* Land - 588 sq (approx)
- \* Building - 500 sqm (approx)

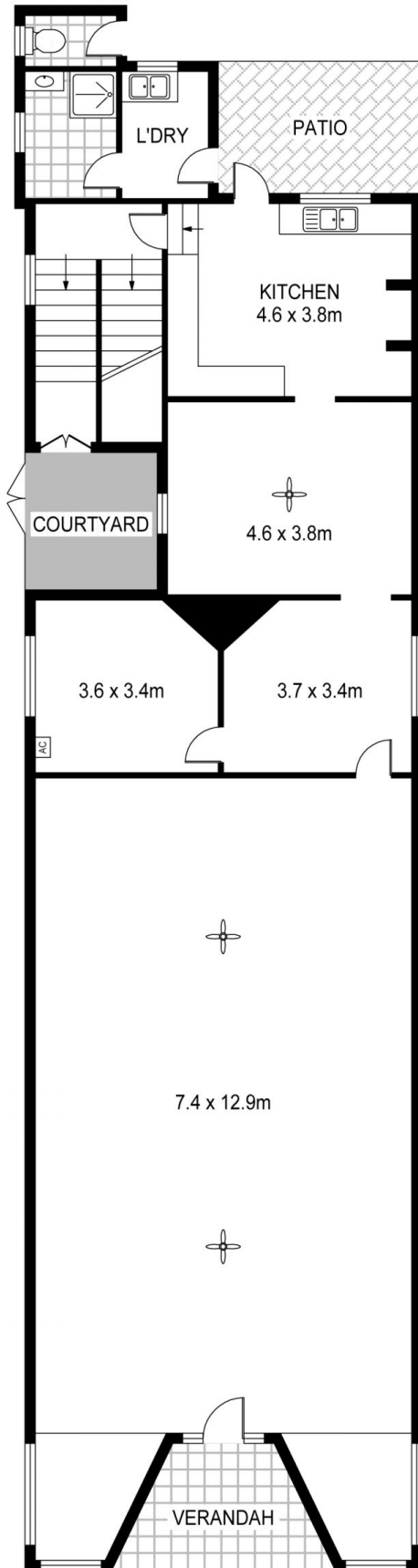
Includes plans to convert upstairs into 4 Apartments

SA WATER: \$190.33 pq PLUS water usage  
COUNCIL RATES: \$1019.00 pq (approx)  
ESL: \$530.80 pa

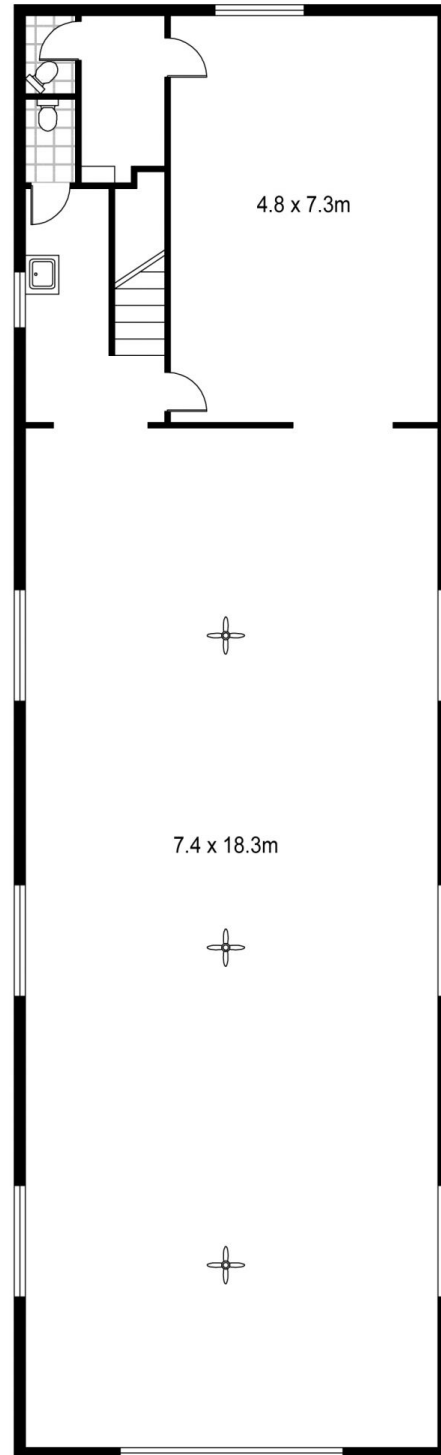
**Building Size** : 500 sqm  
**Land Size** : 588 sqm  
**View** : <https://www.martinrealestate.com.au/sale/sa/north-north-east-suburbs/gawler/commercial/retail/5810493>



**Colin Martin**  
**08 8361 7111**



GROUND FLOOR



FIRST FLOOR



Scale in metres Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries

Area	M <sup>2</sup>
G/Floor	200
U/Floor	187
Total	387

63 Murray Street, Gawler