



6 Arnhem Road, Nhulunbuy

Nhulunbuy Mixed-Use Commercial Complex

Price

\$820,000 Price Reduction

East Arnhem Real Estate proudly presents an exclusive investment opportunity - the Nhulunbuy Mixed-Use Commercial Complex. Situated on 1650m² of prime land, this property features a total of 509m² of office, retail, and light industrial space with main road frontage, offering excellent visibility.

The tenancy mix includes 125m² of office space, currently vacant and offering flexibility for an owner-occupier or future tenant, along with a popular bakery & café spanning 384m².

Income is currently derived from the established Peninsular Bakery & Café, providing an opportunity for buyers to secure a partially tenanted asset with significant upside through leasing the vacant office component.

The property also benefits from on-site car parking, adding convenience for tenants and customers alike. Its flexible configuration and strong exposure make it well suited to a range of commercial uses.

Private viewings are available by appointment only. For further details or to arrange a viewing, contact East Arnhem Real Estate at 8987 2209 or reach out to Hannah at 0438 898 222.

Hannah Fincham-Thomson
0438 898 222
hannah@eare.com.au

