

**49 Bridge Street, Murray Bridge, SA 5253**

**Sold Residential Land**

Wednesday, 15 November 2023



49 Bridge Street, Murray Bridge, SA 5253

Type: Residential Land



Peter Auger for RLA  
0418813131

## Contact agent

Masons Real Estate is proud to present 49A and 49B Bridge Street Murray Bridge to the market by Expressions of Interest for genuine and definite sale being held by the same family for over 40 years. Located in the heart of the CBD with huge traffic exposure this unique property includes 3 individual tenancies, neighbours major corporate tenants Westpac/BankSA and offers enormous upside to income value add via refurbishment/partial redevelopment (subject to planning consent). Key features include : \* Character stone building constructed over 2 levels \* Current income \$24,000 with Tenancy 1 just vacated \* Rear access to community carpark \* Nett lettable space approx 332m2 \* Site area of approx 477m2 \* Zoned SMS (Suburban Main Street) Expressions of Interest close Thursday 8th June 2023 at 5pm ACST