



## 13 Main Street, PROSERPINE, QLD 4800

National Tenant | Long Lease | Main Street Freehold Investment!

Secure a prominent Main Street freehold backed by an established national tenant, delivering stable regional income with long-term lease security. Positioned on a substantial 1,685m<sup>2</sup> allotment in the centre of Proserpine, this is a rare opportunity to secure a tightly held regional commercial asset.

- \* National tenant post office operation
- \* Lease commenced August 2025
- \* 5-year initial term + 2 x 5-year options
- \* Annual rent reviews
- \* Tenant pays standard outgoings under lease
- \* 1,685m<sup>2</sup> Major Centre zoned land holding
- \* Approx. 195m<sup>2</sup> building area plus verandah & awning
- \* Prominent Main Street position with rear access

**TYPE:** For Sale

**INTERNET ID:** 300P192426

**SALE DETAILS**

**\$650,000**

**CONTACT DETAILS**

**Elders Real Estate Mackay**

77-79 Archibald Street

Mackay, QLD

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**Robert Murolo**

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The property comprises a character-style commercial building currently operating as the Proserpine Post Office, featuring customer service areas, office accommodation, staff facilities and rear loading access. The generous site area allows ample parking and flexibility for future improvements or repositioning (STCA).

- \* Secure tenant profile supporting passive income
  
- \* Large underlying land value uncommon in CBD holdings
  
- \* Recognised local landmark with strong community presence
  
- \* Position within a growing regional centre servicing agriculture and tourism industries
  
- \* Long-term upside through landholding and location fundamentals

Located within the Whitsunday Region, Proserpine serves as a major service centre supporting the sugar, tourism and rural sectors, with strong infrastructure and ongoing regional investment providing confidence for commercial property holders.

- Land Area 1,685.00 square metre
- Commercial Type:
- Building Area: 195.00 square metres





