

# Mechanical workshop

*in boom southeast Queensland growth corridor*

**Established in 1991, this mechanical workshop has the dual advantage of an established client base and being located in one of the fastest growing regions in Australia.**

The workshop services and repairs all makes and models of vehicles from motorbikes to light commercial trucks. Its long-standing reputation for quality service has helped it attract a strong loyal following from the local residents and commercial operators. Its expertise with engine reconditioning is a particularly strong point of the operation with other mechanical workshops using the business to outsource their reconditioning work.

**ITS SECURE PREMISES INCLUDE THREE-HOIST WORKSHOP, WHEEL ALIGNMENT RAMP, ADMIN AND RECEPTION AS WELL AS THE WORKSHOP'S OWN CAR PARK. POSITIONED IN A BUSY INDUSTRIAL ESTATE THE LONG-TERM LEASE SECURES WHAT IS AN IDEAL LOCATION.**

In terms of future expansion, the business is located halfway between the Gold Coast and Brisbane -the centre of one of the country's fastest growing regions. Not far from the industrial estate where the business is situated a 20,000 residential development is about to commence which will mean a massive expansion of the workshop's potential client base.

Ideal for an owner operator, the business generates solid income and will reward enthusiasm with continued success. With its established clientele it presents as an opportunity for a new owner with a mechanical background to establish themselves in one of Australia's most popular regions.

*THIRTY MINUTES SOUTH AND YOU'LL BE AT THE BEACHES AND THEME PARKS OF THE GOLD COAST.* The same distance north and you'll be in Brisbane, and beyond that, the beaches and hinterland of the Sunshine Coast. Southeast Queensland is one of Australia's premier lifestyle destinations and will not disappoint.



ASKING PRICE: \$275,000 • CODE: Q20-130 • STATE: QLD

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