



**37 Talbragar Street Dubbo NSW**

Retail premises in prime CBD location being sold on behalf of deceased estate with long term tenant in occupation. The fixed term due to end in October 2025 allows an opportunity for an investor to renew the option period or an owner occupier to prepare to relocate.

This retail space presents an excellent opportunity as an affordable investment or to occupy. Located near the corner of Talbragar St and Macquarie St surrounded by popular speciality shops, food outlets and national operators.

Sale Required - Enquire today.

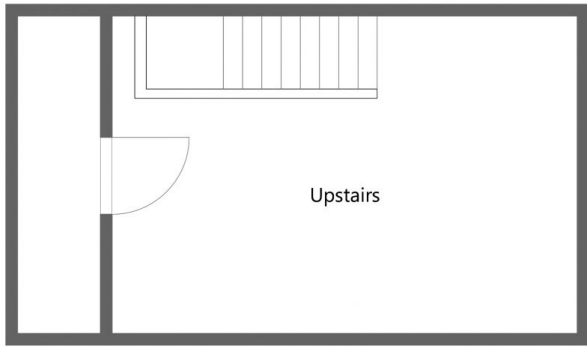
Key features:

[For full version visit the website](https://www.bobberry.com.au)

<b>Type</b>	: Retail
<b>Price</b>	: \$370,000
<b>Building Size</b>	: 72 sqm
<b>Land Size</b>	: 72 sqm
<b>View</b>	: <a href="https://www.bobberry.com.au/sale/nsw/dubbo-orana/dubbo/commercial/retail/8195687">https://www.bobberry.com.au/sale/nsw/dubbo-orana/dubbo/commercial/retail/8195687</a>



**Jane Donald**  
02 6882 6822



*Mezzanine level*



*Ground floor*

**BOB BERRY**

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Floor plan is provided as indicative layout only. Measurements are not available, floor plan is not to scale. No guarantees provided on accuracy. Exterior elements are not in position

