

Sold



Murrurundi



## 1569MF - Budget Priced Freehold Motel in Upper Hunter!

- An excellent opportunity for you to get yourself a Freehold Motel in the popular Upper Hunter
- Ideal opportunity to combine Business with Lifestyle
- 16 well-presented ground floor units
- Situated on a large 7,148sqm block with wide frontage to the New England Highway
- Strong, consistent turnover with high repeat clientele
- Comfortable two bedroom residence (with an optional third bedroom if needed)
- Plenty of open space and a picturesque outlook
- Owners committed elsewhere, so the chance is yours
- Don't Miss It! Contact us now for further details

This Motel in Murrurundi, the gateway to the Upper Hunter, offers a real opportunity to the Freehold Motel buyer.

Price                      SOLD  
Property Type          Business

### Agent Details

David Head - 0438 663 551

### Office Details

Beecroft

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**TOURISM**  **BROKERS**

It offers 16 well-presented 3.5 star, ground floor units and has a consistent turnover of around \$200k. There is considerable activity in the area, especially with Rail construction work, which will increase the pressure on accommodation providers in the area for a number of years. The motel has strong repeat business and corporate client base.

It's set on a picturesque 7,148 sqm, and features a spacious, refurbished two bedroom residence.

It's a genuine lifestyle business and an opportunity you should not miss! The owners are committed elsewhere - this is your chance!

Net profit \$116,428 for 2015/16

Contact Peter McHugh and David Head from Tourism Brokers for further information or to arrange an inspection.

Property ID: 1569MF (quote when enquiring)

Location: Murrurundi is a small rural town of about 1,000 people situated 327 km north of Sydney, 44 km north of Scone and 417 metres above sea-level. It is quite beautifully located by the Pages River at the foot of the Liverpool Ranges. Mountains loom impressively overhead, particularly to the east and west.

Except for shale mining in the early 20th century there has been an absence of heavy industry in the locality and consequently change has been gradual. Murrurundi and its rural heritage have been preserved. The main street has been declared an urban conservation area and the Region has a very strong Arts Community.

It is a service and transport centre sustained by quality

sheep, beef and horse studs and by both crop and meat production. Sheepdog trials are held in April, followed by the Upper Hunter Horse Festival including the King of The Ranges Stockmen's Challenge in May. The Bushman's Carnival and the Annual Frontier Festival are held later in the year.

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