

43 Smiths Avenue Hurstville NSW

HEATED INDOOR SWIM CENTRE PLUS MODERN FREEHOLD RESIDENCE

The team at Brookes Partners Real Estate are proud to present this highly sought but rarely found opportunity to acquire a heated Indoor Swim Centre including the freehold of a modern family home.

Established for near 50 years and boasting a solid functioning clientele database this truly unique opportunity extends the successful purchaser endless opportunity and is not one to be missed.

- Family owned and successfully run business for over 47 years
- Impressive proven cashflow with scope to increase
- Modern recently refurbished heated indoor pool facility
- Retail, waiting room, changerooms, shower and toilet areas
- Independent pool and home access
- Approved for 7 day operation

Type : Other
Building Size: 417.4 sqm
Land Size : 644 sqm
View : <https://www.brookes.net.au/sale/nsw/st-george/hurstville/commercial/other/6880251>

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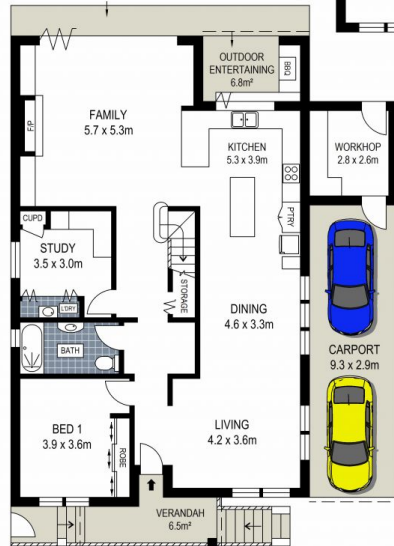
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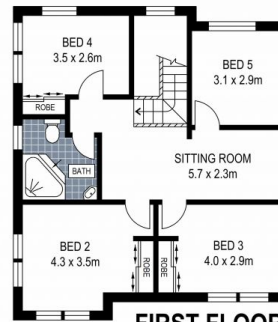
SITE PLAN (NOT TO SCALE)

0 1 2 3 4 5 metres

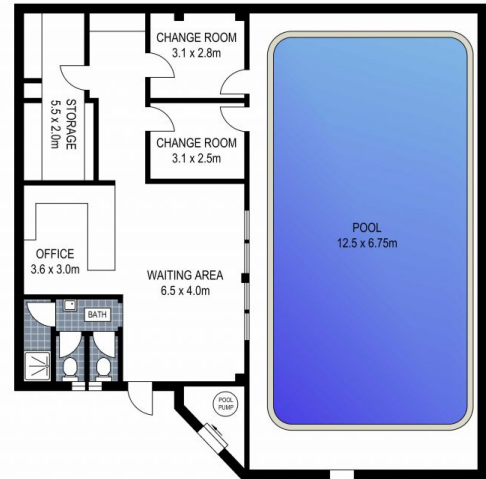
PLANS SHOWN ARE FOR MARKETING PRESENTATION ONLY AND IT'S NOT PART OF ANY LEGAL DOCUMENT. SUBJECT TO ERRORS, INACCURACIES AND IT SHOULD NOT BE USED AS SOLE AND ACCURATE REFERENCE.



GROUND FLOOR



FIRST FLOOR



SWIM CENTRE



43 Smiths Avenue, Hurstville

BROOKES PARTNERS