

Just Listed



97 Denham St, Bracken Ridge



COMMERCIAL OPPORTUNITY WITH SPACE AND FLEXIBILITY – 97 DENHAM STREET, BRACKEN RIDGE

Discover a unique commercial opportunity tucked away at the rear of the site at **97 Denham Street, Bracken Ridge** — offering a versatile mix of office, storage, and yard space ideal for a range of small business or trade uses.

Building Features:

- Approx. 11m wide x 9.5m deep freestanding building
- Single lock-up garage with secure roller door access
- Open-plan work area ideal for workshop, showroom, or workspace
- Four separate rooms – perfect for storage, offices, or consulting areas
- Kitchenette and bathroom with shower facilities
- Airflow and natural light throughout

Outdoor Features:

- Additional small shed for tools or equipment
- Generous yard area suitable for vehicle parking, container storage, or outdoor workspace
- Excellent vehicle access and turning space

🚗 13 📏 550 m2

Price PRICE GUIDE : \$350 A WEEK+GST

Property Type Commercial

Property ID 11695

Land Area 550 m2

Office Area 100 m2

AGENT DETAILS

Nigel Lucas - 0413 351 603
Jason Gayler - 0403 623 863

OFFICE DETAILS

North Lakes
SHOP 15 9 Discovery Dr North Lakes, QLD, 4509 Australia
0413351603



Location Highlights:

- Quiet position at the rear of the block, providing privacy and security
- Convenient Bracken Ridge location close to major arterials including the **Gateway Motorway** and **Gympie Road**
- Easy access to **local shops, transport, and surrounding industrial and commercial hubs**

Whether you're looking for a **trades base, light industrial setup, or flexible office/storage combination**, this property delivers great functionality with room to grow.

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