

FORTITUDE VALLEY

Fully fitted out café and kitchen available in fully occupied Eminence Office building

138

89 Mclachlan Street, Fortitude Valley

Blue commercial are pleased to bring 89 Mclachlan Street Fortitude Valley, Brisbane to the market for Lease. This opportunity represents a rare opportunity for tenants to occupy your own café space located less than 200m to the unrivalled amenity of James St and just 1.5 kilometres* from the Brisbane CBD in one of Brisbane's most exciting commercial and lifestyle precincts.

For Lease via Expression of Interest closing Thursday 2nd November 2023 at 4PM 2023.

Fully fitted out café within Eminence Office building. Six floors with 100% occupancy and surrounded by Commercial and Residential residence.

The cafe has 40 seats plus additional external seats on busy McLachlan Street which can be used by customers.

Eminence Office building provides ability to utilise the common Rooftop for planned events. Previous business offered a relatively simple cafe food menu and coffee sales so there's room to expand with the full set up kitchen. A new owner will make the most of the existing fit out, cold displays, commercial kitchen including combi-oven, pass-through, dishwasher, deep fryer, char-grill and storage.



Available now



Fully fitted out
cafe and kitchen



Common Rooftop
for planned
events



Herman Hunt

+ 61 401 043 413

herman.hunt@bluecommercial.com.au



Will Jones

+ 61 434 140 165

will.jones@bluecommercial.com.au

