



Allotment 30, Clift Road, Ardrossan



Reliable Returns for a High-Demand Storage Asset

Positioned in the growing coastal hub of Ardrossan, this well-established storage facility presents an outstanding freehold investment opportunity with strong demand and long-term appeal. Offering a total of 43 storage units, the property caters to a broad market including caravans, boats and general storage, supported by excellent security and easy access. With 7-day availability and solid infrastructure in place, this is a turnkey operation suited to investors or owner-operators seeking a low-maintenance commercial asset.

Key Features

- Freehold storage facility offered for sale
- 43 individual storage units with extremely low vacancy rate
- Purpose-built to accommodate boats and caravans
- Secure keypad entry with lockable compounds
- Can be operated remotely anywhere in the world by wi-fi.
- 7-day access for tenants
- The site has 9 security cameras with laser beams, High chain mesh fence with a razor wire on top with lighting.
- Strong demand location in the Yorke Peninsula region
- Well-maintained, practical layout with scope for ongoing returns

With its strategic coastal location, reliable security features and versatile

Price	\$1,750,000
Property Type	Commercial
Property ID	12124

Agent Details

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Georgia Clark - 0455 545 434

Office Details

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storage options, this Ardrossan facility represents a rare chance to secure a proven commercial asset in a tightly held market. Ideal for investors seeking steady income or operators looking to expand their footprint, this freehold storage complex delivers both immediate functionality and long-term upside.

Included in the sale is a laptop with the storage operating program, website, Business name and training for the first month.

The solar system operates on a lease basis whereby the landowner (vendor) receives 25% of the total income paid yearly and the property does not receive an electricity bill.

Form 2 will be available soon upon signing a confidentiality agreement.

Contact Tony Clark on 0427 363 161 for a private inspection today!

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