

# Raine&Horne. Commercial

THE GAP  
9-11 Paltarra Street

155 sqm

## UNRIVALLED REDEVELOPMENT OR OWNER OCCUPIER OPPORTUNITY

### AUCTION - 24 JUNE 2026

Positioned on a prime corner within a highly sought-after residential enclave, this 516sqm\* dual-lot holding presents a rare opportunity to secure a future-focused site in the heart of The Gap. Offering significant triple street frontage and local visibility, the property is perfectly placed to benefit from the established community infrastructure of Brisbane's leafy inner-north

- 516sqm\* total land area across two lots
- Low Density Residential zoning providing options for housing, community uses, and small-scale services (STCA)
- Existing 155sqm\* building offered vacant for immediate occupation or turnkey rental holding potential
- Strategic suburban location 10kms\* from Brisbane CBD

Property ID	L40875561
Property Type	Land/Development
Building / Floor Area	155
Land Area	516.0 sqm

### AGENT

Edward Wright

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- Within walking distance to local retail hubs, schools, and parklands
- Clear instructions to be Sold – at or prior to Auction

The Gap continues to be one of Brisbane's most resilient and desirable suburbs, Opportunities of this nature combining corner prominence, dual lots, and a versatile zoning profile are increasingly difficult to replicate in this tightly held market.

The property is being sold via Auction held in-rooms Wednesday 24 June 2026 at 11am at Raine & Horne Commercial – 337 Gympie Road, Kedron.

For further information or to arrange an inspection, please contact your EXCLUSIVE Raine & Horne Commercial agents today.

\*Approximately

Listing ID: 35652384