



# FOR LEASE

## WAREHOUSE/SHOWROOM/OFFICE MIX IN PRIME LOCATION

- 409m2 total floor space
- Approx 309m2 of warehouse, plus 100m2 of office/showroom over two levels
- 3 phase power, full amenities including male and female toilets
- Showroom/reception downstairs with boardroom, two sep. offices upstairs
- 5-6m height clearance throughout
- 4 exclusive car parks
- Perfectly located just seconds to Mt Lindesay Highway and multiple major artillery roads
- Fantastic signage exposure
- Available from 1st April 2022
- Motivated landlord, incentives on offer!

0 BED | 0 BATH | 0 CAR

### PRICE:

\$48,000 + Rates (\$5,400 pa) + GST pa

### OPEN FOR INSPECTION:

N/A



**Shaun Robinson**

**0403416419**

shaun@atrealty.com.au

[www.atrealty.com.au](http://www.atrealty.com.au)