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Cappello & Co Property

44-46 WHYBROW STREET, GRIFFITH, NSW, 2680

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FREESTANDING WAREHOUSE WITH DUAL TRUCK ACCESS & OFFICE SPACE

PRICE:
$1,000,000

OPEN FOR INSPECTION:
N/A

Located within the Industrial Area, 44-46 Whybrow Street is ideally positioned for easy logistical movements and access.

The property is set up as a retail Food Services business with multiple operating cool & freezer storage areas, a walk-in customer self-serve area, administration, and offices at the front of the building.

Features include:
- All steel construction, brick veneer administration area at the front
- Dual frontage driveway, access points with drive-around access
- 1200*sqm underroof (Shedding and under awning areas)
- 1x Freezer, 1x freezer/cool store, 1 x large cool store, 2 smaller cool store and 1 dry store.
- Staff amenities, clothing racks, unrated pallet racking and storage areas
- Internal parking spaces for electric forklifts, wash bays, and vehicle accommodation.
- 3 phase power outlets at the rear of the building for refrigeration or freight containers
- Multiple roller door access points on each of the building
- 20kw (approx.) solar system in place
- 1000* sqm concreted hardstand area for parking and loading
- Secure fully fenced site, gravelled hardstand area at the rear of the property with additional expansion rooms
- Zoned Commercial - Lot Size 5,254m2*

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