

6/45 UPFOLD STREET, GORMANS HILL, NSW, 2795



**SOLD**

## LARGE WAREHOUSE WITH BONUS MEZZANINE AND OFFICE.

A unique opportunity to purchase a large warehouse/business factory just minutes from the Bathurst CBD. 302sqm plus mezzanine and office. exclusive amenities and parking. High clearance factory with high access roller door. Good truck access and turning. Currently tenanted with the lease expiring 1st October 2023. The tenant is happy to re-sign and stay.

This factory space is for immediate sale.  
Current rent \$2789.58  
Rates \$1861  
Contact James Thompson - 0429 157157

0 BED | 0 BATH | 0 CAR

PRICE:  
\$515,000

OPEN FOR INSPECTION:  
N/A



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