

# FOR SALE

## INDUSTRIAL SECLUSION IN NEW CHUM, IPSWICH - 10,000 SQM ELEVATED PROPERTY PROVIDES THE OPPORTUNITY TO ACQUIRE INDUSTRIAL ZONED LAND FOR SUB \$250M2

Welcome to your new industrial location in the heart of New Chum, Queensland, This elevated property is a dream come true for any business owner looking for the perfect private space to commence or expand their operations. With a land size of 10,610 square meters, the possibilities are endless. And not only is this property spacious - it has (STCA) the potential to be further subdivided into three allotments.

New Chum is part of the growing Ipswich industrial hotspot, with a thriving economy and a supportive business community. Your business will benefit from being in such a central location, with access to a skilled workforce and a diverse range of industries. And with the convenience of being just 30 minutes from Brisbane and 15 minutes from Ipswich, you can easily connect with major cities and markets.

Don't miss out on the opportunity to make this industrial property your own. So don't wait any longer, inspect today to see why this property is the one you've been searching for.

- Zoned: Regional Business & Industry Buffer (RBIB)
- Regional Business & Industry Investigation (RBIA)
- Three Benched levels
- 3 Phase power
- 2 x 40ft Portacom temporary buildings
- 1 x Water Tank
- Septic Toilet & shower
- Top yard 6ft security fenced with 3 barb top

For further information contact Lester Drew of Acrealty on 0459 124 428 or [lesterdrew@atrealty.com.au](mailto:lesterdrew@atrealty.com.au)  
For Sale, EOI closing 29th Feb 2024

0 BED | 0 BATH | 0 CAR

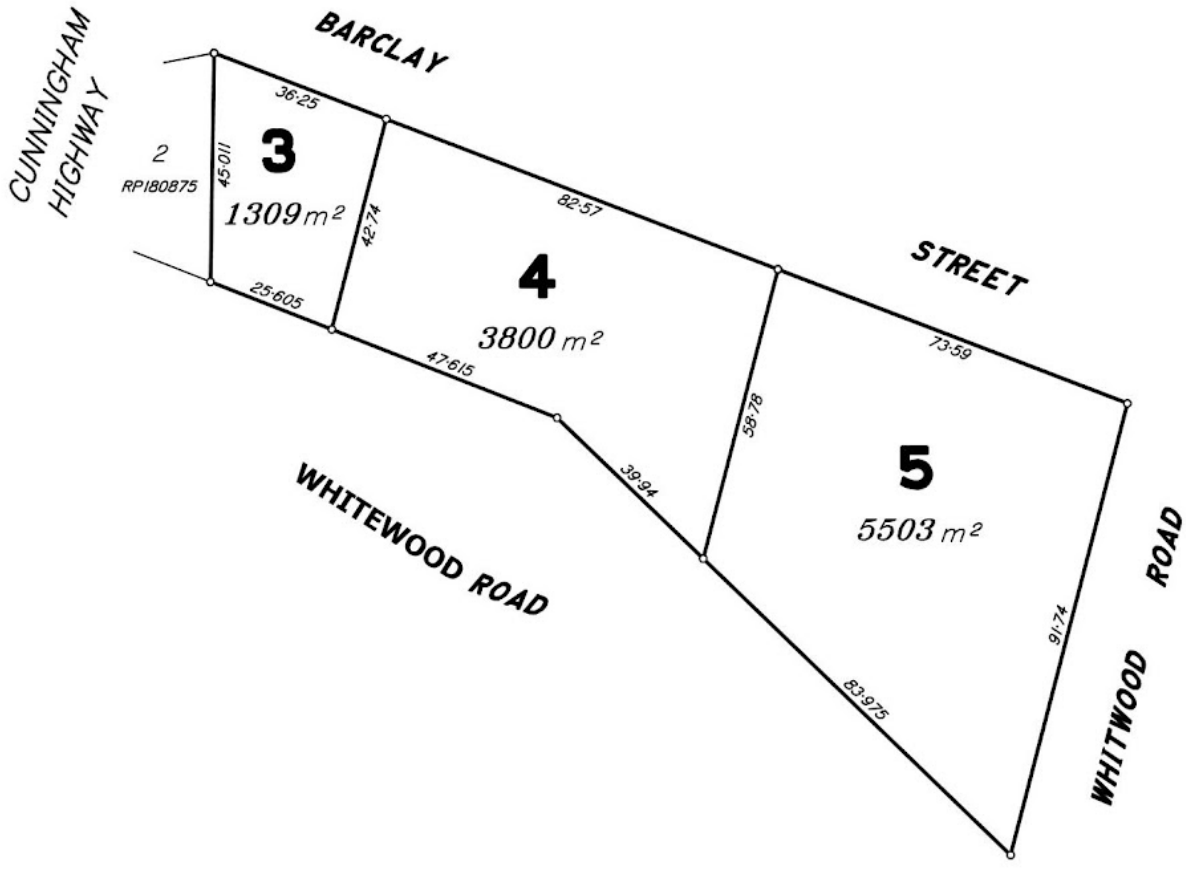
PRICE:  
Expression of Interest

OPEN FOR INSPECTION:  
N/A

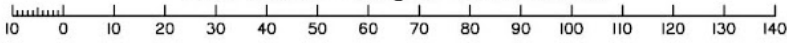


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NOTE  
 THIS PLAN WAS PREPARED FOR NEW CHUM DEVELOPMENTS PTY LTD, TO ACCOMPANY AN APPLICATION TO THE IPSWICH CITY COUNCIL FOR A SUBDIVISION OF A LOT, DESCRIBED IN THE PLAN AND IS NOT TO BE USE FOR ANY OTHER PURPOSE OR BY ANY OTHER PERSON OR CORPORATION. CORNERSTONE SURVEYS ACCEPT NO RESPONSIBILITY FOR ANY LOSS OR DAMAGE SUFFERED HOWSOEVER ARISING TO ANY PERSON OR CORPORATION WHO MAY USE OR RELY ON THIS PLAN IN CONTRAVENTION OF THE TERMS OF THIS NOTE.  
 THIS NOTE IS AN INTEGRAL PART OF THIS PLAN.



Scale 1:1000 - Lengths are in Metres.



NOTES  
 1) DIMENSIONS AND AREAS ARE APPROXIMATE ONLY AND SUBJECT TO FINAL SURVEY.

**PROPOSAL PLAN**

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

191 BARCLAY STREET  
 NEW CHUM

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LOCAL AUTHORITY  
 IPSWICH CITY  
 COUNCIL

DRAWN JA  
 LOCALITY NEW CHUM

DWG NAME J483-BARCLAY

REFERENCE **483 01**

ISSUE A

