



FOR SALE

Cappello & Co

43-47 COLLINS STREET, HILLSTON, NSW, 2675 Property

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READY TO MOVE IN! LARGE SHED & YARDS

Located in the core industrial area (opposite Nutrient Hardcourt's), the opportunity to start a business of your own, or an investment with a turnkey, ready-to-go property.

PRICE:
\$315,000 to \$330,000 (Plus GST if applicable)

- * Ready to move in with a 250 sqm shed with high clearance and dual roller door access
- * Insulated walls and ceiling with multiple 3-phase PowerPoints, mezzanine storage, and shelving
- * Wash bay, with power and pump out sump
- * Fully fenced yard with hardstand, power and water plumbed along fence lines
- * 2 sets of double gates for entry and exiting

OPEN FOR INSPECTION:
N/A

Vacant and ready for inspection

Rates & Charges:

Hillston Business Differential Rate Category 7 = \$2,398.60

Water Access 20mm = \$560.00

Garbage Collection Charge = \$340.00

Tipping Charge (Urban) = \$228.00

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