




# FOR SALE

# Cappello & Co

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

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Cappello & Co  
Property



Outline Indicative Only\*



## READY TO OPERATE OR LEASE

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.

- \* 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..

### 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

PRICE:  
Inviting Offers

OPEN FOR INSPECTION:  
N/A

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