



# FOR LEASE

## MULTI USE PROPERTY IN A GREAT LOCATION

Are you looking to lease a property that has it all? This could be your answer.

- Prime location on major arterial road network
- Established commercial precinct with local shopping facilities

The main feature is the 287sqm high clearance warehouse at the rear of the property. Two electronic doors provide access along with a personal door at the side. The warehouse has three phase power, quality lighting & its own toilet & kitchenette.

132sqm of offices front the street. These are newly renovated with a/c throughout, new kitchen and bathroom facilities.

Upstairs has also been renovated and can be used for residential purposes or as additional offices.

Call Bruce Holmes on 0402 348 695 for an inspection.

Disclaimer: While every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must satisfy themselves by inspection or otherwise. Although high standards have been used in preparing this document, no legal responsibility can be accepted for any loss or damage resulting from the content or use of this information. Any photographs show only certain parts of the property as they appeared when taken. Areas, amounts, measurements, distances, and all other numerical information are approximate only. Note: Every care has been taken to verify the accuracy of the details in this advertisement; however, we cannot guarantee its correctness. Prospective purchasers are requested to take necessary action to satisfy themselves with any pertinent matters.

2 BED | 2 BATH | 2 CAR

PRICE:

Negotiate a great deal today!

OPEN FOR INSPECTION:

N/A



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