



## 772SQM FREESTANDING BUILDING

Industrial/Warehouse • Showrooms/Bulky Goods • Offices

Smithfield, address available on request

**Floor Area:** 772 m<sup>2</sup>

### Property Description

Well presented warehouse/office facility provides container access via one (1) roller shutter door.

- Clearspan warehouse area offers an internal clearance approximately up to 7.0 metres.
- Mezzanine level office accommodation is air-conditioned and offers good natural lighting.
- Male & Female Amenities with Showering Facility.
- Generous front yard area for loading and unloading containers.
- Provisions for a two (2) tonne crane, mounted to the existing mono rail.
- Twelve (12) allocated Onsite parking spots.
- 100AMPS Per Phase.

UP STAIRS OFFICE: 163SQM...

### For Lease

\$75,000 P.A. Exc. GST  
Plus Outgoings

### Additional Details

#### Building

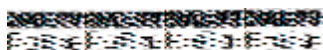
Whole

#### Tenure Type

Vacant Possession

#### Car Spaces

12



### PHILIP TACCA

0403 268 594

**Industrial Property - Wetherill Park**

Wetherill Park Business Centre PO  
Box 6209 DC, Wetherill...