

1/27 Premier Cct, Warana, QLD 4575

Under Contract

Warehouse



Tenant Relocating - High-Quality Office & Warehouse Space in

Reid Capp and David C Smith of LJ Hooker Commercial are proud to present this well-maintained office and warehouse space for lease in the sought-after Warana industrial precinct.

Open for Inspection

By Appointment.

This versatile 369m² property* offers a seamless blend of office and warehouse functionality, making it ideal for a range of businesses. Outgoings are set at \$42.81/sqm pa.

Key Features:

- 369m² of Net Lettable Area (NLA)*
- 107m² combined ground-floor office area* ? modern, fully air-conditioned
- Large entry office
- Additional spacious ground-floor office behind the entry
- Small ground-floor storage room
- 50m² mezzanine office area*
- Large office with built-in desks for multiple workstations
- Private office
- 65m² open-plan mezzanine area*
- 147m² high-clearance warehouse*
- Large open space at the rear
- High-access roller door for easy loading and deliveries
- Kitchenette & toilet facilities
- Three exclusive car parks at the rear

Positioned in a prime location within Warana's thriving industrial hub, this property offers excellent connectivity and presents an outstanding opportunity for businesses seeking a well-appointed workspace.

For further details or to arrange an inspection, contact Reid Capp at 0419 719 580 or David C Smith at 0412 712 680.

Listed By

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