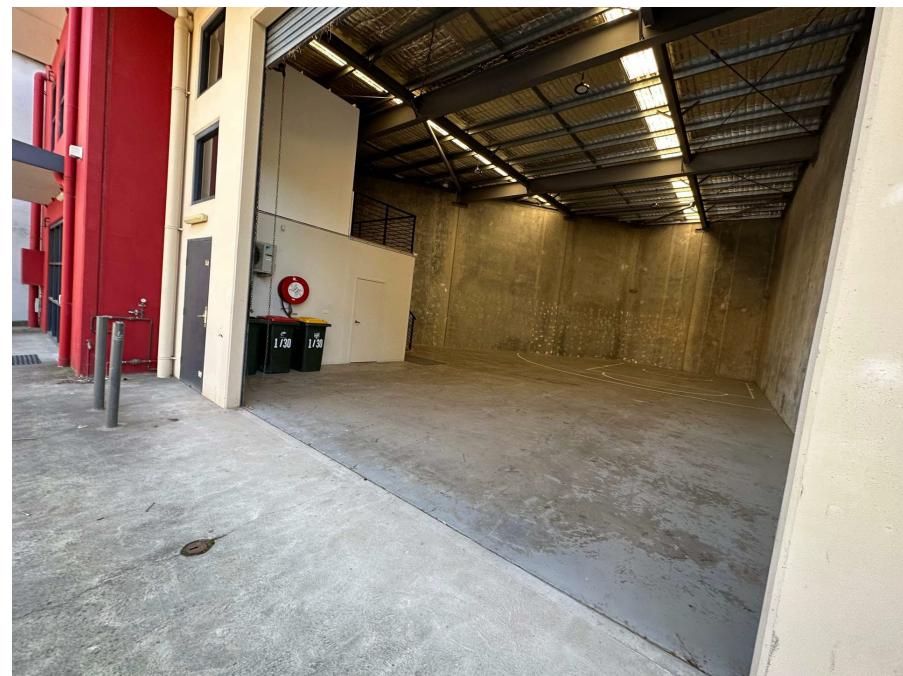


1/30 Durgadin Dr, Albion Park Rail, NSW 2527**Leased - \$45,522**

Retail Shop



PRICE REDUCED - Industrial Warehouse in Prime Location

Ray White Shellharbour City is delighted to present this Industrial warehouse situated amongst retail giants such as Bunnings, Australia Post Depot, Anaconda, Reece Plumbing, Office Works, Big River Trade Centre, Pet Stock, Sydney Tools and a multitude of small businesses & fitness hubs. Take advantage of the high passing audience and with an established working space, the opportunities are endless.

Open for Inspection

By Appointment.

Convenient access to North and South gateways ensures a great location for your business.

Property Features:

- High clearance roller access (4.5m Height X 5m Wide)
- 3 Phase power
- Partitioned offices, reception area and mezzanine
- Accessible bathroom with shower facilities
- High Clearance warehouse (11m roof height)
- Kitchenette and lunch area
- Mezzanine level (approx. 65 sqm)
- 2 general parking & 1 accessible parking area
- Modern building and comfortable office plan/layout

If you are looking at warehouse space with room for your team, this is one that will be deserving of your time, creating its own natural awareness in the industrial precinct and surrounded by business to allow you to be noticed.

For more information or to arrange an inspection, contact James Mahony 0490 456 073

Listed By

Ben Cohen

Phone: (02) 4296 5233



Listing Number: 3427151

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.

Page 1 of 1