Australian Property Choice
426 Stoney Creek Road,
Kingsgrove NSW 2208

145 Ninth Ave, Austral, NSW 2179

Lease by negotiations

Industrial Land











TWO EXPANSIVE LAND PARCELS FOR LEASE

A rare leasing opportunity across two substantial, tree-covered land holdings, positioned on the corner of Fourth Avenue and Ninth Avenue in Austral's rapidly growing corridor. The full site or partial areas are available to lease, offering flexibility to suit a range of needs.

Open for Inspection

By Appointment.

Features:

- Two separate lots available for lease, each approximately 12,140 square meters
- Whole site or partial areas available, offering flexible lease sizes
- Frontage of approximately 80.465 meters and depth of approximately 150.875 meters per lot
- Corner position with dual street access via Fourth Avenue and Ninth Avenue
- Elevated, tree-lined land with a peaceful, semi-rural outlook
- Minutes from Leppington Station and Bringelly Road
- Close to Unity Grammar School and established residential areas
- Surrounded by a mix of rural, residential and light industrial land uses

Ideal for:
- Storage, contractor yards, or equipment and vehicle parking
- Agricultural, grazing, or agistment use
- Businesses needing large open outdoor space close to Sydney's growth corridor
- Tenants seeking flexible lease terms, whether for the whole site or part of it

Enquire today to discuss lease terms, available areas, and to arrange a site inspection.
Dimensions and land areas are approximate.

Prospective tenants should confirm all figures independently before entering into any agreement.

Do you have a residential or commercial property for lease or sale? contact Abdul Moussalli 0412800400 for a free no obligation rental or sale appraisal.

Listed By
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Listing Number: 3555044

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.