

29-33 Heaslip Rd, Burton, SA 5110

Sold - 1/04/2025

Commercial Land



A Grade Northern Industrial Facility

- * Develop, Value Add Opportunity with Rental Income.
- * Premium Location - Heart of Burton.
- * Access to all Major Routes.

Open for Inspection

By Appointment.

LJ Hooker – Flinders Park are enthused to present to market for sale the A-Grade Northern Industrial Office/Warehouse facility located at 29-33 Heaslip Road, Burton SA 5110

With a shortage of warehousing options, the property will suit an array of users (STCC) and is ideal for Investors and owner-occupiers alike or value add opportunists.

The property is perfectly positioned on Heaslip Road, Burton being 23.1 kilometres from the Adelaide CBD in the emerging northern industrial area which boasts proximity to major arterial roads and only metres to the Northern Connector

Key property highlights are below:

- * 3,050 sqm (approx) of existing warehousing
- * Site area totaling 1.21 Hectares (approx.)
- * Generous 4,624 sqm (approx.) of fully sealed concrete yard area
- * Office which consists of an open plan office area, with a number of individual offices, amenities, first aid room & large staff lunchroom
- * Large boardroom with amenities
- * The site has convenient B-double & Road Train drive-through access, providing ample loading/unloading capabilities
- * High internal clearance with Rapid open roller door, multiple sliding security doors and remote access.
- * Generous on-site car parking
- * Zoned Strategic Employment within the City of Salisbury.
- * Offered with a Development Approval for a further 3,500 sqm (approx.) additional warehouse to be constructed for the astute developer.

For more information or to arrange an inspection by appointment only, please contact the exclusive listing agent Fred Ettorre.

Listed By

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