

3 Queen St, Wodonga, VIC 3690**Leased - \$52,000**

Warehouse

**BLUE CHIP COMMERCIAL SITE IN PRIME LOCATION****** UNDER OFFER ****

This sought-after warehouse is in a tightly held commercial precinct that seldom has any vacancy and offers excellent potential. For the first time in over 20 years, we are pleased to present an opportunity to occupy this perfectly positioned commercial space.

The building comprises a shed area, approx. 350m2 and has a separate storage shed at the rear. The building has two offices, a lunchroom with kitchenette, male and female toilets, plus 3 phase power.

The securely fenced yard with extensive onsite parking and 30-metre street frontage to Queen Street gives your business exceptional street exposure.

- Land Area Approx: 1147m2

Inspection by appointment only. Contact our Leasing Agent, Natalee Willson, on 02 6024 9222 or 0428 249 222 to arrange your inspection today.

Open for Inspection

By Appointment.

Listed By

Natalee Willson

William Bonnici
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