

**4/7 Nowra Hill Rd, South Nowra, NSW 2541**

**\$32,000 + GST + OUTGOINGS pa**

Commercial Shop



## New High Quality Concrete Panel Warehouse - Near front of Co

\* Includes 191sqm Ground Floor Area + 37sqm of Suspended Concrete Mezz Area - Total Area 228sqm

\* Extra High Auto Roller Door + over 6m Internal Height Clearance

\* Includes Disabled Toilet + Shower + Kitchenette

\* Located in ideal position just moments from the Princes Highway, and the major bulky goods and national large format operators including Bunnings, Harvey Norman, Home Timber & Hardware, Joyce Mayne, BCF, Spotlight, Supercheap Auto, Kennards Self Storage and many more

\* Intelligently designed warehouses with mezzanines, and incorporates Kitchen and bathroom amenities, high clearance rollers doors, security gated complex and three phase power.

\* Zoned E4 - General Industrial

\* Inclusive is 2 x Designated Car Spaces + Visitor Parking

### Open for Inspection

By Appointment.

### Listed By

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