

6/1 Dulmison Ave, Wyong, NSW 2259

Sale \$590,000 + GST / Lease,
\$32,200 + GST P/A

Warehouse



Pacific Highway Exposure, Premium Unit Opportunity, For Sale

- Pacific Hwy Frontage
- As new - never occupied
- Growth Area

Open for Inspection

By Appointment.

This is an excellent opportunity to expose your business and is located in a modern building, surrounded by quality tenancies and fronting the Pacific Highway.

Centrally located in the Northern Growth Corridor, the property is zoned E3 Productivity Support to suit a multitude of users.

This 115sqm (approx) unit is in as new condition, never occupied, and comes complete with own amenities, glazed shop front and high and wide motorised bifold door. The high ceiling height would allow for ample storage or mezzanine options - STCA*.

Features:

- Quality complex neighbouring the Wyong Business Park.
- Zoned E3 Productivity Support.
- 25,000 (approx.) passing cars daily, to maximise your business.
- Great natural aspect and lighting.
- Signage opportunities fronting Pacific Highway available.
- On-site parking.
- Golf club, cafes, rail, bus and shopping all in close proximity.

For Sale \$590,000 + GST

For Lease \$32,200 + Outgoings + GST P/A

Don't miss this rare opportunity, please contact Scott Morris to inspect today!

*STCA = Subject to Council Approval.

Listed By

Michael McCarron

Mobile: 0

