Elders Real Estate Wollongong
353 Crown Street,
Wollongong NSW 2500

9 Old Springhill Rd, Coniston, NSW 2500

Expressions Of Interest

Office Suite















Substantial City Fringe Commercial Land Holding

Elders Real Estate Wollongong are proud to present this substantial and versatile commercial property, offering an exciting opportunity to secure a significant landholding on the city fringe of Wollongong CBD.

Surrounded by established high-profile commercial and industrial businesses and positioned just minutes from Wollongong CBD and Port Kembla Harbour port operations, this is a rare opportunity for owner-occupiers, investors or developers seeking a substantial asset within one of the Illawarra's tightly held commercial precincts.

Property Features
- Flexible zoning E3 Productivity Support
- Zone Objectives include light industries, warehouses, office facilities and services, (S.T.C.A)
- NLA: 700sqm approx.*
- Site area: 6,019 sqm approx.*
- 40 on site car spaces approx.*
- Exceptional exposure and street frontage to Spring Hill Road
- Significant Road links to CBD, Port Kembla Industrial Precinct and Motor ways
- Combination of multiple open-plan workspaces, conference rooms, reception area and kitchen facilities
- Excellent accessibility for staff, clients, and visitors
- Male and female amenities
- Significant landholding with future potential (STCA

Strong long-term tenant – further tenancy and lease information available on request.

Conveniently positioned on the doorstep of Wollongong CBD, the property provides excellent connectivity throughout the wider Illawarra region and easy access to key commercial, industrial and employment precincts.

Located within close proximity to BlueScope Steel, Port Kembla Harbour and surrounding industrial operations, together with railway and bus transport links, Wollongong's public and private hospitals, and the University of Wollongong.

Open for Inspection

By Appointment.

Listed By



Lou Niceski
Phone: (02) 4228 7878
Mobile: 0414 287 093



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Mobile: 0414 287 093

Listing Number: 3552337

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.