

# For Lease

Unit 4 4 Austool Place INGLEBURN



## NEWLY CONSTRUCTED UNIT IN INGLEBURN

### Description

- \* Close to M5 Motorway & main arterial roads
- \* Rear unit in a complex of 4
- \* Quality industrial unit with modern office fit out
- \* High clearance clear span warehouse with mezzanine (50m<sup>2</sup>)
- \* Wide driveways allowing excellent truck access
- \* Available now - Call Burak to inspect

All dimensions and figures are approximate.

Unless stated, all prices quoted are exclusive of GST.



#### Warehouse Area

620m<sup>2</sup>



#### Office Area

185m<sup>2</sup>



#### Location

Close to M5 Mtwy & main arterial roads



#### Container Access & truck access

<b>Building Area sqm:</b>	Office	185
	Warehouse	620
	Mezzanine	50
	<b>Total Area:</b>	<b>855</b>

**Asking Rent:** \$106,875 Pa Net + GST

**Outgoings:** \$21 psqm pa approx

**Zoning:** IN1 General Industrial

**Council:** Campbelltown City



**Burak Turkmener**

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