

# For Lease

32 Raglan Road AUBURN



## HIGH QUALITY FREESTANDER - CONTAINER ACCESS

### Description

- \* Located in the heart of Auburn industrial area close to M4 Motorway
- \* Secured freestanding warehouse with convenient truck & container access
- \* Clearspan warehouse with up to 7.8m internal clearance
- \* Modern appointed first floor office / showroom area with amenities
- \* 1 on-grade roller shutter door + 224m<sup>2</sup> mezzanine area (not included in BA)
- \* Available December 2020 - Contact the co-exclusive leasing agents today

Available areas:

Office / Showroom area: 190m<sup>2</sup>

Warehouse area: 600m<sup>2</sup>

Amenities: 57m<sup>2</sup>

Total Building: 847m<sup>2</sup> Approx.

Land Area: 1,064m<sup>2</sup>

All dimensions and figures are approximate.

Unless stated, all prices quoted are exclusive of GST.



#### Warehouse Area

600m<sup>2</sup>



#### Office Area

190m<sup>2</sup>



#### Motorway Access

Close to M4



#### Internal Height

8m



#### Container Access



#### Secure Yard

|                           |                    |            |
|---------------------------|--------------------|------------|
| <b>Building Area sqm:</b> | Office             | 190        |
|                           | Warehouse          | 600        |
|                           | Other              | 57         |
|                           | <b>Total Area:</b> | <b>847</b> |

|                     |                        |
|---------------------|------------------------|
| <b>Asking Rent:</b> | Under Offer            |
| <b>Zoning:</b>      | IN1 General Industrial |
| <b>Council:</b>     | Cumberland             |



**Burak Turkmener**

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