



MODERN FREESTANDING INDUSTRIAL FACILITY | SOLD AND NOW FOR LEASE

Belroy Property is pleased to offer 21 Mary Parade, Rydalmere to the market for lease, presenting a rare opportunity for to secure a modern freestanding industrial facility in one of Western Sydney's most tightly held industrial precincts.

Strategically positioned within close proximity to the Light Rail, Western Sydney University and Parramatta CBD, the property benefits from exceptional access to Sydney's major arterial road network, including Victoria Road, James Ruse Drive, Parramatta Road, Silverwater Road and the M4 Motorway.

Key Features:

- Building Area: 445 sqm
- Land Area: 446 sqm
- Warehouse clearance of max. 7.5 metres
- Container access
- High proportion of office accommodation
- Staff Amenities

For further information or to arrange an inspection, please contact Belroy Property.

5 446m2

Price	Contact Agent
Property Type	Commercial
Property ID	1035
Land Area	446 m2
Building Area	Industrial - 445 m ²

AGENT DETAILS

Peter Karam - 0414 905 639

OFFICE DETAILS

Belroy Property
Level 3 85 George St Parramatta NSW
2124 Australia
02 9895 4000

belroy

Disclaimer: Information, figures, plans and imagery are provided as a guide only and are believed to be accurate at the time of publication. Interested parties should