



35 Amax Ave, Girraween



FLEXIBLE TERMS 1,230SQM FACILITY

Belroy property are pleased to offer for lease this freestanding high-powered warehouse facility in a tightly held precinct

Features include

- + Flexible lease terms
- + Internal clearances of up to 7.2 metres
- + Access via one (1) container height roller door
- + Ground floor amenities, with the premises benefitting from high power supply 400amps
- + Generous concrete forecourt with 255sqm* additional undercover parking / storage area
- + Natural lighting throughout
- + Existing first floor office with staff amenities
- + Mezzanine allows for additional storage or office expansion (STCA)
- + Small rear yard accessed via roller door
- + Fully secured site with ample parking, some undercover
- + Zoned E4,General Industrial allowing for a wide range of users (STCA)
- + Excellent access to the Great Western Highway, M7 & M4 Motorways
- + Available now

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

📏 1,833 m²

Price	Contact Agent
Property Type	Commercial
Property ID	914
Land Area	1,833 m ²
Warehouse Area	1,230 m ²

AGENT DETAILS

Sam Agostino - 0413 901 919

OFFICE DETAILS

Belroy Property
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