

FOR SALE



TAREN POINT Level 3, 7-9 Production Road

SLEEK MODERN INDUSTRIAL UNIT INCLUDING A LARGE MOD

This is a rare opportunity to acquire a warehouse factory unit in Caringbah that is ideally suited to parties seeking a large modern office and compact warehouse.

This modern light industrial unit with a fully fitted out office is the ideal opportunity for the small business seeking to own their premises or investor seeking a tenanted investment.

- Solid concrete construction
- 4.7m High Roller Door Clearance
- Excellent natural lighting
- Well presented and low maintenance
- 1 allocated car space
- Kitchenette
- Internal amenities

- Several other features including generous complex visitor parking

138sqm as per strata plan comprised of: 90sqm warehouse, 14sqm car parking, 34sqm of mezzanine flooring.

Leased to 10/2018 with a 1 year option at \$31,505 inc GST. CPI increases and market review in 2018.

Don't delay on this one.

Type	Factory		
Price	Contact Agent		
GST	Inclusive		
Outgoings	\$2621.76 Yearly		
Building Size			
Warehouse	90m ²		
Mezzanine	34m ²	Other	14m ²
Total Size	138m ²		
WWW ID	1P4376		

Contact Exclusive Agent

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Disclaimer: The information contained in this brochure has been provided by third party and whilst it's believed to be correct, we highly recommend that interested parties conduct their own investigation when making a decision on this property.