



Unit 4 4 Burnet Road WARNERVALE

Just Move In

Area m²: Office: N/A
Warehouse: N/A
Total: N/A

Rent \$/m²:

Rent pa: \$25,300 Per Annum Net + GST

Net/Gross: Net

GST: Exclusive

Parking: 2

Outgoings:

Contact:

Mark Davies
0422 442 858
mark@chapmanfrazer.com.au

Location:

Located in Warnervale Business Park which is part of the Wyong Employment Zone, this park covers 47.6 hectares of land and is next to the Sydney to Newcastle motorway interchange, airport and railway line. with companies like Coastal Transport Services, Woolworths Ltd also has an 81,000 square metre distribution centre, & Sanitarium Australia also occupying a large site within the estate.

Description:

This well presenting concrete panel industrial unit, within a gated complex, is pretty much ready for you to move in. Located within the Warnervale Industrial area that is Zoned IN1 General Industrial.

This is right on the door step of the M1 Pacific Motorway allowing potential occupant's convenient access to all parts of the Central Coast, Sydney and Newcastle.

This high clearance industrial unit is approx. 200 sqm on the ground floor with a 30m² mezzanine storage area, including a welcoming air-conditioned office or showroom area, kitchenette, high and wide roller door and 2 allocated car spaces.

Makes this property a priority to view as you will be highly impressed with what you see, contact us today to arrange a time to view.

- Zoned IN 1 General Industrial Unit
- 2 Allocated Car Spaces
- Gated Complex