

Leased



## West Ipswich



## West Ipswich Industrial Unit

- ~ 265\*m2 shed + 48\*m mezz
- ~ Reception & Office area
- ~ 2 x 4.5\*m high roller doors
- ~ Rear Hardstand exclusive to the unit
- ~ 3 Phase Power
- ~ Excellent onsite car parking
- ~ Exclusive Amenities
- ~ 1\*km to Ipswich CBD

Easy to locate only metres from the West Ipswich based Home HQ centre, the site has an excellent facade and this unit has air conditioned offices and mezzanine. There are 3 sheds onsite, with this one positioned at the rear of the block with extra hardstand exclusive to this Unit. It offers excellent signage opportunities and carparking, all this in an easy to find location. Shed internal height 5.5\*m-5.7\*m.

\$33,447.40\*PA + GST + OGS (\$3,000\*PA) = \$2,787.28\*per Month + GST + OGS

\*Approximately

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.

|                       |                               |
|-----------------------|-------------------------------|
| <b>Price</b>          | \$33,447.40*PA + GST<br>+ OGS |
| <b>Property Type</b>  | Commercial                    |
| <b>Property ID</b>    | 69                            |
| <b>Land Area</b>      | 313 m2                        |
| <b>Warehouse Area</b> | 265 m2                        |
| <b>Floor Area</b>     | 313 m2                        |

### Agent Details

Bronwyn Handley - 0421 926 276

### Office Details

Ipswich  
83 Brisbane Rd Newtown QLD 4305  
Australia  
07 3202 3877

