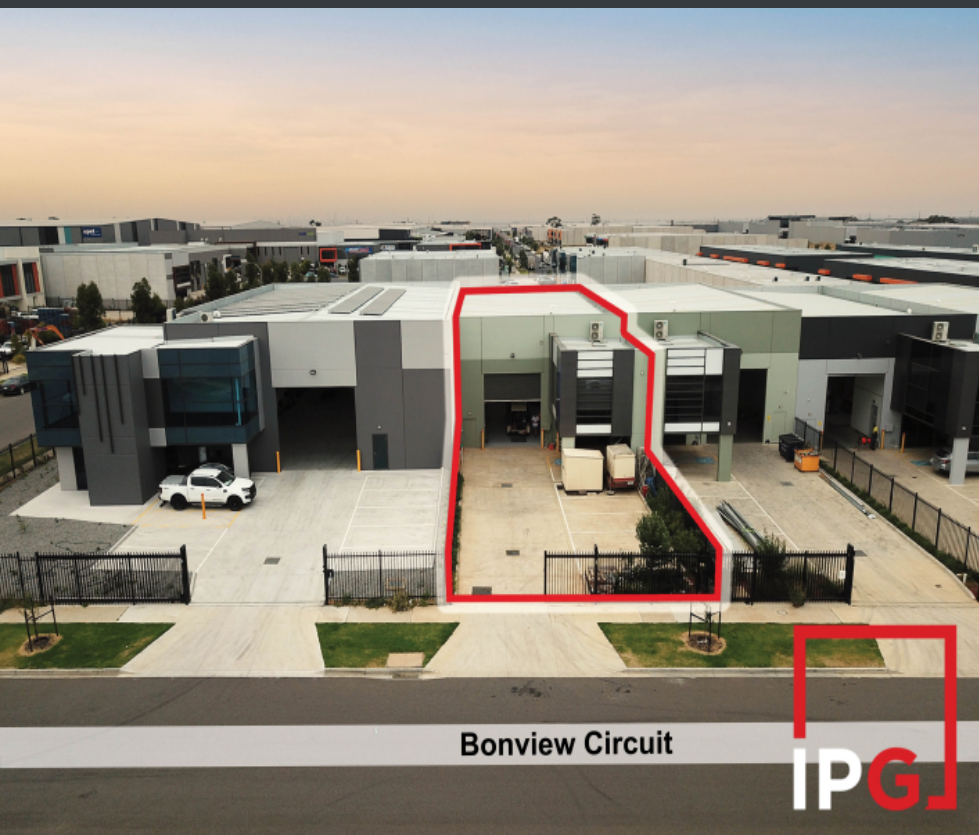


3A Bonview Circuit, TRUGANINA, VIC

Industrial Property For Sale - Price:

INDUSTRY
PROPERTY
GROUP



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Stand Alone Office Warehouse in Premier Pocket Located in The Crossing Estate, this architecturally designed stand alone office warehouse is now available for Sale.

The property includes the following features:

- • Total Land area: 625m² *
- • Total Building Area 400m² *
- • Warehouse 325m² *
- • Office 75m² *
- • High clearance clear span warehousing
- • Well-appointed modern office space with air-conditioning over two levels
- • Quality staff amenities
- • Individually titled
- • Securely gated parking
- • Prime location in The Crossing Estate

This premier location is just moments off Leakes Road and seconds from Palmers Road providing exceptional access to the West Gate Freeway and M80 Ring Road.

For further information, please contact IPG.

*approx

Office Size:	75.00
Warehouse Size:	325.00
Total Size:	400.00
Land Size:	625.00
Zoning:	Commercial
Parking:	7

IMPORTANT NOTICE: The information about this property (in particular any information about existing facilities and specifications, proposed facilities or design and construction packages, zoning, consent for use, access, amenities, area and location) has been provided to Industry Property Group by the owner and accordingly Industry Property Group cannot guarantee its accuracy. Industry Property Group has not undertaken an independent review of the information and prospective tenants or purchasers should make their own enquiries to satisfy themselves as to the accuracy of the information. Any photographs show only certain parts of the property as it appeared at the time the photographs were taken. Areas, measurements and distances given are approximate only.