46 Graingers Road, WEST FOOTSCRAY, VIC

Industrial Property For Lease - Price:

INDUSTRY PROPERTY GROUP

Inner-western crackerIndustry Property Group are pleased to offer this inner-western warehouse for lease exclusively.

Positioned only 5km from Melbourne's CBD with Bunnings situated within walking distance, this warehouse is in a fantastic location.

Situated within a boutique development with ample parking on-site and in the surrounding streets this complex is further complemented by a popular local café on-site serving one of the best coffees in the western suburbs.

Some positive aspects of this property are as follows:

- Total building area: 167sqm
- Warehouse area: 107sqm
- Mezzanine/open plan office: 60sqm
- 2 Car spaces on title with plenty of visitors parking
- Pedestrian access at the front of the premises
- Roller door positioned at rear
- 3 phase power connected to the building
- NBN connected and in operation
- Security gated and gate closure after hours with remote access
- Available now

Please contact Cameron Hunter on 0424 122 446 to arrange an inspection, this property won't last long.

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Office Size:	0.00
Warehouse Size:	107.00
Total Size:	107.00
Zoning:	Commercial
Parking:	2