



9 Newlands Road Reservoir, VIC

CORNER THE MARKET

Prominently positioned on a corner block this versatile factory/warehouse boasts an array of useful features. Combining open plan workspace with high clearance ceilings, 3 phase power, separate workshop area, mezzanine storage of 37m², roller shutter access and on-site parking. Other features include a separate side yard for additional outside storage or extra secured parking.

INDUSTRIAL 3 ZONE (IN3Z)

Warehouse Area: 315m² approx
 Mezzanine Storage: 38m² approx
 Total Area: 353m² approx

Rental: \$29,000 pa \$2,416.66 pcm \$557.69 pw (Plus Outgoings & GST)



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