



1/121 Miller Street Epping, VIC

### Great Investment Opportunity in Sought After Miller Street

This modern, well - kept warehouse is situated in the highly sought after industrial precinct of Epping.

- 220 sqm approx of office/ warehouse
- Container height roller door
- 2 Allocated on-site car parks
- 3 phase power
- Toilet and shower
- Close proximity to Melbourne Wholesale Markets, Hume FWY and Ring Road.

Current lease in place until August 2019 with a further option for two years  
 Annual 4% increases  
 Returning \$21,840.00 PA plus outgoings and GST

**Price:** \$438,000



**Branko Agatanovic Michael Sabelberg**

0448 035 565  
 branko.a@lovere.com.au

0450 554 317  
 michael.s@lovere.com.au

## First floor

