

FOR LEASE

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COMMERCIAL PROPERTY

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Unit G02, 5 Money Close, ROUSE HILL 2155

275sqm Brand New Warehouse + Massive 9m Clearance!

- Impressive + Brand new development!
- 215sqm warehouse + 60sqm A/C office
- Massive 9 metre height clearance !
- Plenty staff + visitor parking
- Onsite café + moments to M2/M7



Location

Moments from Windsor Road, on a quiet, wide road setting making it easy for truck access/deliveries and no traffic congestion to deal with.

Streets from Bunnings Hardware, The Australian Brewery, Rouse Hill Village Centre and lots of fast food outlets along with The Fiddler pub. Only 5 minutes drive to the M2 & M7 motorway.

Description

Located in a brand new, high quality development delivered by Total Constructions (builders of The Rouse Hill Town Centre). 215sqm ground floor warehouse (massive 9m high clearance!) and 60sqm airconditioned office. Wide driveways, plenty of staff & visitor parking, 24/7 security camera monitoring, motorised roller door + 3 phase power. This one ticks all the boxes and will be in high demand !

Property Type:	Industrial
Office m²:	60
Warehouse m²:	215
Total Area m²:	275
Rent:	\$63,000 + O/G + GST
Outgoings pa:	Payable by tenant
GST	All prices are exclusive of GST
Parking Spaces:	5
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101B/ 8 Century Circuit, NORWEST

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