

FOR LEASE



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Unit 22, 10 Victoria Avenue, Castle Hill 2154

Victoria Avenue Location - 238sqm Warehouse (Bonus 65sqm Storage mezz.)

- Highly sought after Victoria Ave
- 173sqm high clearance warehouse
- 65sqm A/C office (+ Bonus 65sqm mezz)
- Great truck access + container drop off
- Fantastic café onsite

Location

Located in the heart of the Castle Hill Trading Zone. Quick access to Windsor Road, M2 and M7. Short walk to Castle Hill Tavern, gyms, cafes, Bunnings and the Metro Rail Station.

Description

173sqm modern high clearance warehouse (with bonus 65sqm mezzanine storage space). Level 1 – 65sqm freshly painted and carpeted A/C office. Wide driveways, parking at your front door and temporary container drop off provisions. Prominent Victoria Ave exposure, with pylon signage at the front of the estate to maximise your exposure.

Property Type:	Industrial
Office m²:	65
Warehouse m²:	173
Total Area m²:	238
Rent:	\$59,500 + O/G + GST
Outgoings pa:	Payable by tenant
GST	All prices are exclusive of GST
Parking Spaces:	4
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