

FOR LEASE



Scan to View
Online Advert



Unit 9, 30-32 Artisan Road, SEVEN HILLS 2147

Premier Location - Competitive Rent In Seven Hills

- 636sqm (6.5m high) warehouse
- 112sqm A/C office - leafy outlook
- 9 car spaces (3 undercover)
- Minutes to M2 & M7 motorway
- Available January 2025

Location

Two streets from M2 & M7 Motorway offering a great central location. One street off Old Windsor Rd which joins James Ruse Drive and Cumberland Highway (connects to the M4 Motorway)

Description

This industrial unit has it all. Located at the back of a peaceful, well maintained private estate, with onsite Plus Fitness gym. Wide driveways for easy truck access. Concrete ceilings throughout, to keep a comfortable temperature all year round in the warehouse.

Large 6.5 metre high roller door + high clearance clear-span warehouse. Air-conditioned open plan office, leafy outlook and loads of light. Disabled amenities and showers.

Property Type:	Industrial
Office m²:	112
Warehouse m²:	636
Total Area m²:	748
Rent:	\$113,327
Outgoings pa:	Payable by tenant
GST	All prices are exclusive of GST
Parking Spaces:	9
Contact:	
	Julian Shankland 0447 850 414 julian@partnercom.com.au
	David Brae 0478 166 118 david@partnercom.com.au

partnercom.com.au

101B/ 8 Century Circuit, NORWEST