



1/7 Ghan Road, Ciccone

SOLID AS A ROCK

This solidly constructed, tilt up panel warehouse & office enjoys the advantage of a Western Precinct location.

Ground floor area is 82 sqm including a side office or storeroom. Upstairs is a mezzanine office area of approx. 28sqm . This leads to a substantial balcony. The balcony makes a great place to enjoy a beer and BBQ after a hard day's work. 3 metre high roller doors are at both the front and side of the warehouse. To the side is a substantial yard area with full fencing. This is ideal for equipment and vehicle storage. Land area is 154sqm. Leased till June 2014 at \$18,000 pa.

 154 sqm

\$315,000 + GST

ID# 41010152990

Open for Inspection
By Appointment



Dominic Miller
08 8950 8322
0418 897 767