

# Brendale Commercial & Industrial



## LAWNTON

### FREESTANDING BUILDING WITH 6 STRATA INDUSTRIAL UNITS EXCLUSIVE AGENCY

- 1,036m2 industrial building
- 2,028m2 total site
- 6 industrial/warehouse units in one parcel
- Ideal tenanted investment or perfect for owner occupier (flexible)
- Current rental return \$109,200 PA + outs + GST
- Currently rented month to month (flexible for new buyer)
- Tenant or occupy some or all of building, perfectly scalable for Owner Occupier
- Very tightly held industrial land in sort after pocket
- All units individually strata titled
- Well maintained building
- Freestanding building
- Good truck access
- 6 roller doors
- 15 car parking spaces
- 3 phase power
- Container height roller doors
- Strategic Northside location
- Moreton Bay Regional council is the second fastest growing area in Australia

All units are currently leased month to month which provides flexibility for a renewal of leases (tenanted investment) or a scalable owner occupier solution (to use units as required and lease remaining units).

For more information or to arrange an inspection please call THE EXCLUSIVE AGENT Stan Topp of Brendale Commercial & Industrial

The Phone Code for this property is: 1816. Please quote this number when phoning or texting.

Please Note: Commercial sales prices are excluding GST. Commercial lease prices are per annum + outgoings + GST. All sizes are approximate.

## Sale

Floor Area  
Suburb  
Property ID

## SOLD

1036  
Lawnton  
1816

## AGENT DETAILS



STAN TOPP

☎ 0416 114 215

stan@brendalecommercial.com.au