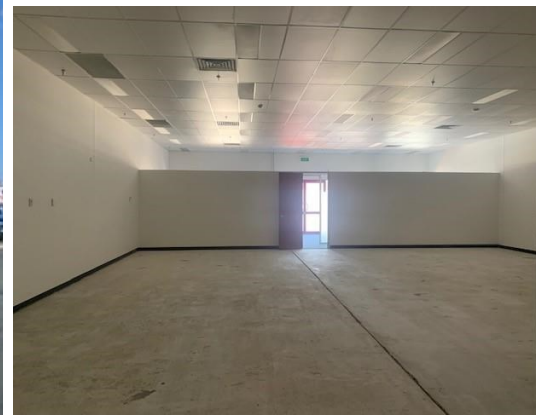


For Lease



181 Gladstone Street, FYSHWICK 2609

Showroom/office in Fyshwick

Unit:	Area sqm:	Rent \$/sqm	Rental PA	Nett/Gross
Unit 1a and 2	448	\$201	\$90,000	Gross

All figures are exclusive of GST.

Location

Fyshwick is the most recognised industrial suburb, located in the south east of Canberra, with 2 of Canberra's main roads running close by. It neighbours the NSW border with Queanbeyan and is 10 minute drive from Canberra Airport. Fyshwick is now evolving from an older industrial suburb into a new modern area which includes wholesale, bulky good, and the standard industrial uses.

Description

The entire space is made of two units, Unit 1a and unit 2. They can be divided into separate units or can be taken together combined at 448 sqm. Offering street frontage facing Gladstone street. The space offers open showroom, 6 separate offices, 4 bathrooms and a reception area. A high suspended ceiling throughout the whole unit and a small roller door access that works as a storage dock. With 5 carparks these two combined units are ready to occupy now!

Outgoings

Increases above a base year

Car Parking

5 Carparks

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