

# For Lease



## PARAGON MALL, 8 Gladstone Street, FYSHWICK 2609

*Cheap Industrial Lease!*

Unit:	Area sqm:	Rent \$/sqm	Rental PA	Nett/Gross
Unit 20	55	\$455	\$25,000	Gross

*All figures are exclusive of GST.*

### Location

Fyshwick is a 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 total area of the unit is 55 Sqm clear span with a small mezzanine for storage. Situated in a mixed-use unit complex with easy drive through access from Maryborough Street through to Kembla Street. The unit contains its own kitchenette and amenities plus a shower. The unit can be utilised by a range of different industrial users.

Enquire now to inspect.

### Outgoings

Increases in Outgoings  
above base year 30 June

### Car Parking

Ample onsite

### Contact:

**Patrick Barton**

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M 0459 690 788

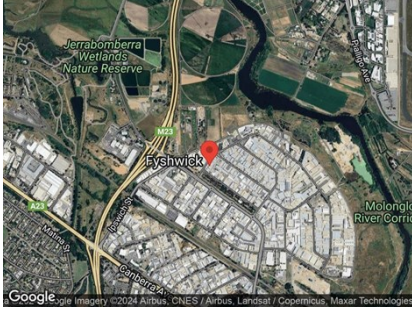
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The information contained herein has been supplied to us. In passing the information on it should be noted that we do so without any representation on our part as to its truth or accuracy. All interested parties should make their own enquiries, and obtain their own independent advice, in order to verify the information.

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