For Sale



The Positive Partnership







11 Lorn Road, QUEANBEYAN 2620

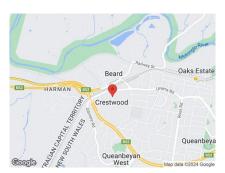
Neat Industrial Unit!

Unit:	Туре	Investment/Vacant Possession	Land Area sqm	Sale Price
Unit 14	Industrial	Vacant Possession	260	\$795,000

All figures are exclusive of GST.

Location

Located in Quenbyean, NSW. With easy only a 10-minute drive from areas such as Hume, Fyshwick and the Canberra Airport.



Description

Available now for purchase is unit 14 of 11 Lorn Road access to Canberra Avenue, 11 Lorn Road is Queanbeyan. This unit is apart of a popular industrial complex on the border of Canberra and Queanbeyan. made up of approximately 260 sqm, this unit offers a great package with a high clearance roller door into a open warehouse with internal offices, mezzanine and storage, kitchenette + amenities and shower. Don't miss this one!

Key Highlights of the unit include

- High roller door
- 3 phase power
- Roller door access
- Office / warehouse split
- Ground floor 180 Sqm
- Mezzanine 80 sqm

The unit is currently owner occupied and will be vacant and ready to occupy from September 2024.

Contact:

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Get in contact with Barton Commercial Property for more information or to arrange an inspection.

Rental/Rental Potential \$250 p/sqm

Estimated Outgoings

Estimated Net Return