



**3/42 Smith Street, Capalaba QLD 4157**

## MASSIVE PRICE REDUCTION - 253sqm Southern Facing Unit

This modern tilt panel unit **MUST** be sold and is now priced below market and replacement cost. This unit is exceptional value for money and will not last. Don't delay - inspect today.

- \* 60sqm air conditioned mezzanine office
- \* Bonus 25sqm mezzanine storage
- \* 193sqm clear span warehouse with rear window for cross ventilation
- \* Easy access to container height electric roller door
- \* Insulation, skylights and three phase power
- \* Own amenities - kitchenette and toilet
- \* Approved for manufacturing or warehousing
- \* Two undercover car parks with two car parks in common area
- \* Plenty of parking available in secure lockup compound

For further information and to arrange an inspection, please contact Exclusive Agent Colin Tucker. Please quote p

Industrial  
FOR SALE

253sqm

**Raine&Horne.**  
Commercial

**Colin Tucker - R & H**

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