



**1/13 Ernest Clark Road, Canning Vale WA 6155**

## **RENT REDUCED - Modern Office and Warehouse Facility**

Unit 1, 13 Ernest Clark Road, provides a fantastic office and warehouse facility positioned on Ernest Clark Road, in the popular Swan Industrial Park, Canning Vale.

Industrial  
FOR LEASE

The property comprises the following approximate areas:

1140sqm

- \* Ground Floor Office: 117sqm
- \* First Floor Office: 117sqm
- \* Warehouse: 906sqm
- \* Total Area: 1,140sqm

The property provides an office area over two levels, which has been fitted out to a high standard to include a reception area, part open plan and part partitioned offices, sizeable boardroom, lunchroom



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