



8-10 /104 Ferntree Gully Road, Oakleigh VIC 3166

Blue Chip Investment - 3 Properties - 1 Tenant

Expression of Interest ?? Closing Thursday 1st December at 4pm
 Returns \$78,000 per annum plus GST & Outgoings
 Lease six (6) Years
 Annual 3% increases
 Security Deposit \$24,000

Industrial
 FOR SALE

Currently leased to a national tenant the leasing structure is set with a 6 year term offering an additional 3 year option. With immediate returns it garners \$78,000 rent per annum plus GST and outgoings with a fixed 3% increase annually. The property has recently undergone a complete refit and is well maintained, equipped and presented throughout with lots of windows for natural light. It features a conference room, numerous offices, open plan working area, utilities room, fully equipped kitchenettes, separate amenities, warehouse, 3-phase power, ample par

Ray White®

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