



5/50 Export Drive, Molendinar QLD 4214

## Warehouse, Workshop and/or Factory with Reception/Office

Great inner central Gold Coast location in Molendinar this Superbly Fitted Out Tilt Slab Unit of 160m<sup>2</sup> plus 55m<sup>2</sup> Mezzanine has Reception/Office, Airconditioning, Shaded Parking, 2 High Clearance Roller Doors plus External Lockup Store, Self contained Private Facilities. 2 Minutes to Smith Street and the M1, Southport, Nerang etc.

Light Industry Zoning to suit a variety of purposes including Factory Door Sales, Corporate or Service Centre home base etc. Ready to Go.

Only \$2,000 per month including Outgoings + GST - Lease Term negotiable. Exceptional Landlord who knows and understands Industry.

Enquire Now While It Lasts!!

Industrial  
FOR LEASE

160sqm

**Derek Wallbridge**

0418 845 188

dwallbridge@ljhc.com.au