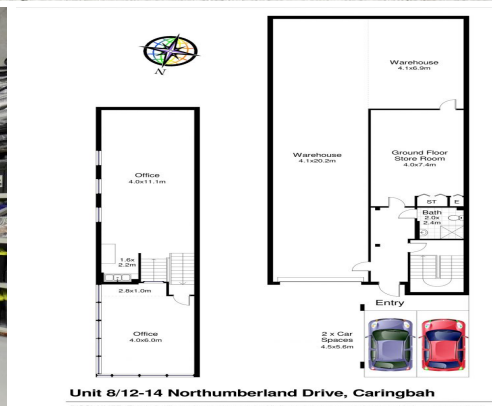
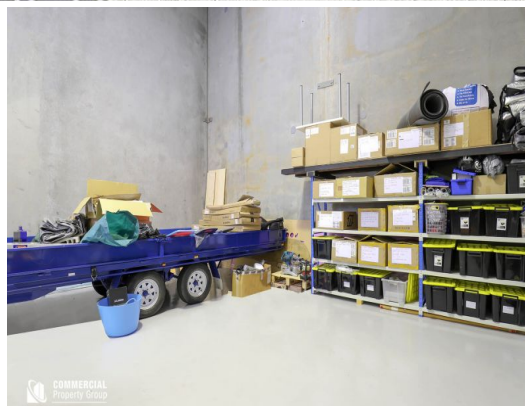




**COMMERCIAL**  
Property Group



## Unit 8/12-14 Northumberland Road, Caringbah NSW 2229

### SOLD BY HAYDEN BENNETT

#### Investment - Warehouse Unit

Located on Northumberland Road is this well maintain and gated industrial estate. The complex was constructed in 2005 and provides high clearance, modern construction and conveniently located. The property is offered subject to existing tenancy and therefore provides an excellent investment opportunity for the eventual owner occupier or astute investor.

#### Features include:

- \*Total area of 221m<sup>2</sup> plus additional mezzanine
- \* Ground floor 168m<sup>2</sup>
- \* 53m<sup>2</sup> office area plus additional 50m<sup>2</sup>
- \* Exceptional presentation
- \* Two (2) allocated parking spaces
- \* Air-conditioned and d

#### Offices

FOR SALE

221sqm

**Hayden Bennett**

haydenb@commercial.net.au