



Approximate Gross Internal Area = 195.9 sq m  
(Excluding Secure Yard)

3-30 shipley dr, rutherford

\*Disclaimer: These Plans are for advertising purposes only, interested parties should rely on their own inspection. We accept no responsibility for any discrepancies contained in the documents.

**3/30 Shipley Drive, Rutherford NSW 2320**

## Rare Industrial Unit

Located in the Rutherford industrial estate and available now is this boutique industrial unit with secure yard area.

Rarely do such units come to the market.

### Property Features

- ? High clearance roller door access
- ? Aluminium & glass shop front entry
- ? 164m<sup>2</sup> warehouse\*
- ? 35m<sup>2</sup> secure yard \*
- ? Full amenities
- ? Allocated parking
- ? B5 Business Development Zoning
- ? Ideal for numerous us

Industrial  
FOR LEASE

164sqm

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