



21/284 Musgrave Road, Coopers Plains QLD 4108

## Neat, Tidy & Ready to Go! Located just off Kessels Road

- \* Refurbished metal clad unit in popular Coopers Plains complex
- \* 316sqm of usable space with functional additions
- \* 271sqm on the GTP plan plus 45sqm mezzanine office
- \* Excellent location between Kessels / Riawena Road & Boundary Road
- \* 226sqm of insulated warehouse with up to 6.8m internal height
- \* Access via a single 5.4m wide electric container height roller door
- \* 45sqm of immaculate air-conditioned ground floor showroom/office
- \* 45sqm of air-conditioned mezzanine office space above
- \* Separate male & female amenities with kitchenette
- \* Ample 3 Phase power available with points installed
- \* NBN internet installed
- \* Ability to drop a 20ft container in front of the unit

Industrial  
FOR SALE

316sqm

**Raine&Horne**  
Commercial

**Michael Cars**

0423 188 698

michael@RnHcommercial.com.au

**Joseph Grasso**

0418 789 080

joseph@rnhcommercial.com.au