



**4 Noonan Road, Ingleburn NSW 2565**

## **1,826m<sup>2</sup> Freestanding Factory & Office For Lease**

Ideally located providing direct access to both the M5 & M7 Motorways via the Brooks Road on-ramp and south bound to Melbourne via the Campbelltown Road on-ramp. Port Botany and the Sydney CBD are within 45 minutes of the subject property. Also within walking distance to Ingleburn Railway Station.

Industrial  
FOR LEASE

1826sqm

- ? Freestanding concrete panel constructed factory & office totalling 1,826m<sup>2</sup>
- ? Internal clearances range from 7.8 - 8.0 metres
- ? Access to the factory is provided by three (3) oversized container height roller shutter doors
- ? Excellent truck and vehicle access
- ? Ample on-site car parking

Contact Dan