



2/442 Woolcock Street, Garbutt QLD 4814

## Woolcock Street warehouse with 3 year lease - 7.34% net return

This terrific industrial unit boasts main road exposure with easy access and on site parking.

The layout comprises:

- 50 sqm of ground floor air conditioned offices and amenities
- 30 sqm of mezzanine level air conditioned offices and storage
- 92 sqm high clearance warehouse with racking
- disabled bathroom
- kitchenette
- 5.2 KW solar system

Industrial  
FOR SALE

172sqm

**Troy Townsend**

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