



## Unit 4/15-17 Ace Crescent, Tuggerah NSW 2259

### ACCESS, HEIGHT AND PARKING!

This awesome factory unit has a high & wide roller door for great access, plenty of parking and is 157m2 (approx.) including a small mezzanine.

Tidy and with quality amenities, this unit has that 'extra little' something at a great price in a central location. Minutes from Tuggerah Railway Station, Westfield Tuggerah and the Sydney to Newcastle M1 Motorway.

Owner has agreed to accept a GROSS rent so there are no outgoing on top of this rent!

CALL NOW AND INSPECT NOW!

Industrial  
FOR LEASE

157sqm