



**1/49 Donaldson Road, Rocklea QLD 4106**

## Premium Location with Exposure

- \* Well-presented masonry brick unit on the corner of Donaldson Rd & Collinsvale St
- \* 238sqm of clear span warehouse with up to 5.5m internal height
- \* Can be accessed via a electric single container height roller door
- \* Excellent signage opportunity to busy Donaldson Rd
- \* 3 Phase power available with multiple points throughout
- \* Complex has 2 street access and plenty of onsite car parking
- \* Amenities and office areas over 2 levels
- \* Insulated ceilings providing a cool work environment
- \* Potential to combine with next door
- \* NBN Fibre ready
- \* Property was NOT affected by 2011 floods

Outgoings: Paid by Tena

Industrial

FOR LEASE

\$36,740 p/a Net + GST

334sqm

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