



**Unit 13/1 Dulmison Avenue, Wyong NSW 2259**

## BRILLIANT PREMIUM QUALITY WORKSPACE!

This exceptional 118m2 (approx.) factory unit, located on a high exposure corner site with excellent access and superb parking will suit a business operator that wants a 'better profile' in a growing area.

Consisting of surplus parking right at the door and high and wide roller door for large truck access, plus a great finish and quality amenities with a kitchenette.

**BONUS** - high clearance warehouse!

AVAILABLE FOR SALE & LEASE

LEASE AT JUST \$29,500 Net Per Annum + GST OR BUY AT \$429,000 + GST - BARGIN!

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Industrial  
FOR SALE

118.6sqm