



**5/291 Wickham Road, Moorabbin VIC 3189**

## **SUPERB INDUSTRIAL BUILDING IN TIGHTLY HELD LOCATION**

- ? Total building area 210m2 approx.
- ? Comprising modern warehouse with container height roller door.
- ? Also comprising first floor modern office area with carpets and heating/cooling plus mezzanine storage area of 73m2 approx.
- ? Featuring modern amenities including kitchen area and disabled toilet.
- ? Modern and clear span warehouse area with a maximum height of 7.2m approx.
- ? Additional features include motorised roller door, three phase power and alarm system.
- ? Two (2) car parks on title.
- ? Industrial 1 Zone (IN1Z)

\$32,000 pa plus GST plus Outgoings

Industrial  
FOR LEASE

210sqm

**Ray White**

**Ryan Amler**

0401971622

ryan.amler@raywhite.com