



**1/21 Nelson Street, Moorabbin VIC 3189**

## **220M2\* STAND-ALONE BUILDING WITH STREET FRONTAGE**

- ? Total building area 220m2\*
- ? Includes front office of 35m2\*
- ? Street frontage with excellent access
- ? High roller door and good warehouse clearance (5m\*)
- ? M/F toilets, kitchenette & shower
- ? On-site parking at front

\$30,000 per annum plus GST plus Outgoings

Ryan Amler | 0401 971 622  
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\*All areas and figures approx only. All boundaries are indicative only. All precaution has been taken to establish

Industrial  
FOR LEASE

220sqm

**Ray White®**

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