



**Unit 4/22 Graham Road, Clayton South VIC 3169**

## INVEST WITH CONFIDENCE !

Ray White Commercial Oakleigh is delighted to offer for lease factory 4 / 22 Graham Road Clayton South, at the centre of Clayton Sth's premier industrial precinct, Graham Road is conveniently located close to the Monash Fwy, Princes Hwy, Dingley bypass and a short distance from Westall Train Station!

- ? Total land area | 411m2\*
- ? Total building area | 333m2\*
- ? Includes hardstand / car spaces for Ten (10) vehicles in Tandem!
- ? 3 Phase power
- ? Air conditioned office / kitchen
- ? New roof installed
- ? Industrial 1 Zone (IN1Z)

For further information please contact

Industrial  
FOR LEASE

333sqm

**Ray White**

**George Kelepouris**

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