



**5/38-40 Mill Street, Yarrabilba QLD 4207**

## **202m2\* OFFICE SHOWROOM WITH WAREHOUSE**

- ? Newley completed Industrial Warehouse
- ? 128m2\* Ground floor (includes warehouse area) air-conditioned showroom with Epoxy floors
- ? 74m2\* Air-conditioned mezzanine office
- ? 3 Exclusive car parks with loading bay
- ? Located close to future Yarrabilba town center
- ? Private amenitie including Kitchenette and on-site shower
- ? Situated in the high growth SEQ Suburb of Yarrabilba
- ? Property zoned Light Industry
- ? 35\* mins to Brisbane 40\* mins to Gold Coast
- ? Security system installed throughout
- ? Additional street parking available
- ? Available to occupy immediately

Industrial  
FOR LEASE

202sqm

**Ray White.**

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