



**3/37 Pinnacles Street, Wedgefield WA 6721**

## **MODERN OFFICE AND WORKSHOP OFFERING A MULTITUDE OF USES**

The workshop includes full clear span work area and high bay lighting. Excellent flow through ventilation from the end to end electric roller doors, with 2 full height at the rear for large vehicle access and 1 standard at the front, plus a personnel door at the rear and office access at the front.

### **Features:**

- 450sqm strata lot
- 318sqm high plate industrial shed with drive through access
- 60sqm (approx.) air-conditioned office downstairs with amenities
- Dual access front and back
- 3 dedicated external

Industrial  
FOR LEASE