



## Unit 3/9 Hugh Ryan Drive, Garbutt QLD 4814

### High Quality Office Space with Ample Warehouse

Situated in the heart of Garbutt this 246m2 office/warehouse offers 130m2 of high-quality air-conditioned offices and 116m2 of use-able warehouse.

There is also an additional 50m2 mezzanine for storage.

The offices are well-appointed with full data and phone points throughout and will suit many industry types including trades, engineering or those wanting mainly office but some warehouse.

Separate amenities including with shower.

Rental: \$32,432.22 plus GST

Contact Ray White Comme

Offices  
FOR LEASE

246sqm