



29/20-22 Ellerslie Road, Meadowbrook QLD 4131

## PRIME Industrial Warehouse with Office Space

Total Gross Floor Area (GFA): 240m<sup>2</sup>

### Property Highlights:

- Warehouse Area: 106m<sup>2</sup>
- Office Area: 78m<sup>2</sup>
- Mezzanine Area: 56m<sup>2</sup> (Load-bearing mezzanine with an 18-ton capacity)
- Features a container height roller door
- Includes a reception area and boardroom
- Ducted air-conditioning
- Enhanced security with alarm systems and cameras
- Conveniently located within a prominent industrial precinct

For additional informat

Offices

FOR LEASE

\$39,000 Net PA + Outgoings + GST

240sqm



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