



Unit 5
2 Pile Road SOMERSBY
Showroom, Warehouse & Manufacturing Facility

Area m²: Office: N/A
Warehouse: 996
Total: 996

Rent \$/m²: \$82

Rent pa: \$82,000 Per Annum Net + GST

Net/Gross: Net

GST: Exclusive

Parking: 6

Outgoings:

Contact:
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Location:
Positioned in the Somersby Industrial Precinct an ever growing and ever improving industrial precinct, with close easy access to the Sydney / Newcastle M1 Motorway. This estate is home to a large and diverse number of businesses including manufacturing, warehousing, heavy industrial uses, transportation and logistics.

Description:
Just listed available for lease this unit offers a total area of 996sqm approx.

The existing fit out includes a quality front office showroom with carpet and air-conditioning, kitchen / lunchroom and amenities.

The warehouse is clear span, regular shape, offers high internal clearance with a high and wide roller shutter, 3 phase power, high bay lighting, insulated throughout with mezzanine storage.

There are six allocated parking spaces on site plus plenty of street parking with good driveway access for trucks and vehicles.

Available now inspections by appointment.

- Close to the M1 Motorway
- Six allocated parking spaces
- Available now