



Unit 11
14-16 Stockyard Place WEST GOSFORD
260sqm Factory Unit with Mezzanine and Office

Area m²: Office: N/A
Warehouse: 137
Total: 260

Rent \$/m²: \$92

Rent pa: \$24,000 Per Annum Net + GST

Net/Gross: Net

GST: Exclusive

Parking: 0

Outgoings:

Contact:

Peta Pettit
0435086881
peta@chapmanfrazer.com.au

Location:
Positioned in the heart of West Gosford industrial bulky goods precinct this location is home to a large number of national identities, traders and service providers such as Coles, Bunnings Warehouse, Office Works, Spotlight, Anaconda, Dan Murphy's Domayne, Repco and McDonalds to name a few. With easy access to public transport, the Sydney / Newcastle M1 Motorway, Gosford CBD & Gosford Hospital.

Description:
Available to lease is this secure factory unit offering a ground floor area of 137sqm (approx), plus a large split level mezzanine storage area of 123sqm (approx).

The unit includes a small ground floor office / showroom area with glazed entry point, internal amenities, and easy access via roller door to the warehouse area.

This makes an ideal storage warehouse with available racking and a huge mezzanine level for additional storage or office space.

There are two on-site allocated parking spaces inside this well maintained, secure industrial complex.

- Secure site
- Allocated on-site parking
- Large mezzanine