



WE ARE OFFERING ONLINE INSPECTIONS

TO BOOK AN ONLINE INSPECTION FOR THIS PROPERTY PLEASE CONTACT:

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**CHAPMAN
& FRAZER**
COMMERCIAL REAL ESTATE



Unit 6-9 7 Donaldson Street WYONG *Great Value Industrial Space*

Area m²: Office: N/A
Warehouse: 720
Total: 780

Rent \$/m²: \$100

Rent pa: \$78,000 Net + GST

Net/Gross: Net

GST: Exclusive

Parking: 13

Outgoings: \$11,146

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Location:

7 Donaldson Street is located in North Wyong Industrial Estate that is positioned along the Pacific Highway at the Northern End of Wyong. This estate is home to a mix of many small and large businesses that specialise in manufacturing and service industries with established companies including Parchem, Donaldson, All State Trailer Spares, McDonalds, KFC, Seven 11 Isuzu, Mazda and Nissan. This popular business estate has two zonings, B6 Enterprise Corridor and IN1 General Industrial zones.

Description:

On offer are these high clearance industrial strata units, with the ability to lease in one line or as 2 separate areas. This opportunity has a combined ground floor area of 720m² approx. (360m² each area) with a mezzanine office of approx. 60m² giving a combined area of 780m² approx. constructed with concrete panel walls, commercial glazed shopfront windows and entry door. This space is perfect for a variety of users such as warehousing or workshop, with 4 large container size roller doors, ample parking, 4 toilets, north facing building which provides great natural light and will have external walls re-painted in the coming months. This is a great opportunity be quick to contact us for further details

- Zoned B6 Enterprise Corridor
- Available as 1 tenancy or as 2 tenancies
- 4 Large Roller Doors