



Unit 6 Palm Tree Estate 3 Palm Tree Road WYONG

Modern Industrial Unit

Area m²: Office: N/A
Warehouse: 196
Total: 196

Rent \$/m²: \$135

Rent pa: \$26,460 Per Annum Net + GST

Net/Gross: Net

GST: Exclusive

Parking: 0

Outgoings:

Contact:
Mark Davies
0422 442 858
mark@chapmanfrazer.com.au

Location:

North Wyong Industrial Estate is positioned along the Pacific Highway.

This estate is home to a mix of many small and large businesses that specialise in manufacturing and service industries with established companies including the Nexus Smart Hub, Parchem, Donaldson, All State Trailer Spares, McDonalds, KFC, Seven 11 and Isuzu. It covers more than 114 hectares with lot sizes between 1,000 sqms and up to 15 hectares.

With the proposed new Link Road between Wyong and Warnervale (Stage 2 funding of \$25m confirmed) it will be a short trip to the M1 Motorway from this Industrial Estate making it ideal from a transport and logistics point of view.

This estate has two business style zonings, B6 Enterprise Corridor and IN1 General Industrial zones.

Description:

Available to lease from July, architecturally designed Industrial unit within a gated complex. Approx. 196sqm, located in the heart of North Wyong Industrial Estate.

Constructed of pre-cast concrete panel, Commercial style glazed windows and entry door, kitchenette, Unisex Toilet, and automatic high & wide roller door.

Located in the IN 1 General Industrial area of North Wyong, with access to M1 Motor way via the Pacific Highway through Wyong/Tuggerah or Pacific Highway/Sparks Road through Warnervale.

- 196sqm approx. industrial unit
- Zoned IN1 General Industrial
- Large automatic roller door