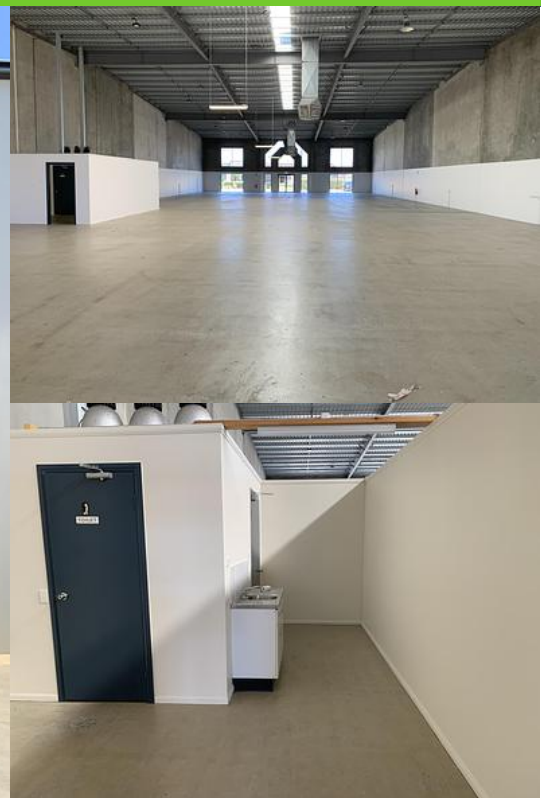


Brendale bulky goods warehouse to rent



Unit 4, 256 Leitchs Road,
Brendale

FOR LEASE

NEED A LARGE SHOWROOM FOR TRADE IN BRENDALE

This industrial space is ideal for displaying storing and distributing for a major retailer or wholesaler to the public or trade. The space has a stylish facade space for major signage to promote your products to your customers. Surrounded by other major retailers in the 4WD and industrial suppliers such as Camping World, ARB, BCF, Total Tools, Reccecs and many others. If you want to be in an area where consumers, DIY enthusiasts and outdoor adventurers shop this is the address for you.

Situated on the corner of Kremzou and Leitchs Road, 2 major thoroughfares through the Brendale trading area with excellent parking for customers and access for Semi and Rigid trucks this is an ideal location for trading or a distribution point for online shoppers.

Warehouse area	1126.0 sqm.
Building area	1126.0 sqm.
Zoning	Industry Genral Industry
Disability access	Yes including toilet
Lease net rent / sqm.	\$200.00
Lease outgoings / sqm.	\$30.00
Lease total outgoings	\$33,780.00
Lease total net rent	\$225,200.00
Lease total gross rent	\$258,980.00

Disclaimer: This document will not form part of any agreement. Information is provided by outside sources. Griffin Property, its directors, representatives cannot guarantee accuracy, all parties are advised to make their own enquiries. Dimensions are approximate and subject to survey.