



Caringbah

 5

### SOLID BRICK WAREHOUSE WITH OFFICE PLUS FIVE CAR SPACES

Brookes Partners Real Estate is proud to exclusively promote this well presented solid brick high clearance warehouse with office and internal amenities for sale.

Set in a convenient and highly sought location this impressive industrial property will suit both astute investors and future owner occupants.

Features include:

- High clearance clearspan warehouse
- Formal office / showroom area
- Kitchenette & lunchroom
- Separate amenities including shower recess
- Three phase power
- Easy level large vehicle access
- Flexible zoning - suits many uses
- Five (5) designated car spaces
- Secure existing tenant with annual increases and security bond
- Highly sought location in the heart of Caringbah and Taren Point's vibrant commercial district

For further details &/or to arrange an inspection please call Jon Brookes of Brookes Partners Real Estate on 9544 5555 0416 069 169.

**Type** : Industrial

**Building Size:** 316 sqm

**View** : <https://www.brookes.net.au/sale/nsw/sutherland/caringbah/commercial/industrial/6826591>

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