



## MODERN OFFICE & WAREHOUSE

Industrial/Warehouse • Offices • Showrooms/Bulky Goods

38 Bellevue Crescent, Preston, Vic 3072

**Floor Area:** 530 m<sup>2</sup>

### Property Description

Modern Office, Showroom & Warehouse in Preston's premier industrial area.

\*Areas area as follows:

Warehouse 380 sqm  
Ground floor Showroom 55 sqm  
Light filled Office 95 sqm

Total Building Area: 530sqm\*

\*Reception/ showroom area.  
\*High clearance warehouse.  
\*On site parking  
\*Just off Bell street.

\*\$48,000 per annum plus outgoings of approx. \$10,000 per annum plus GST

For further information email or call Frank Romeo on 0405 703 470

\*approx



**Frank Romeo**

0405 703 470

Vision Real Estate Pty Ltd -  
Fitzroy  
7 Smith Street, Fitzroy Vic 3065

**Leased**

Leased: Tue 16-Feb-21