



## Warehouse & Office | 2 x roller doors

Industrial/Warehouse

Unit 3, 24 Technology Drive, Arundel, Qld 4214

**Floor Area:** 640 m<sup>2</sup>

### Property Description

- **Modern concrete tilt panel construction**
- **2 x roller doors**
- **9 x car spaces**

This newly constructed complex consists of four strata titled units. Unit 3 has just become available to lease.

- 640sqm\* consisting of 536sqm\* warehouse plus 104sqm\* offices & mezzanine
- 6.8m internal warehouse clearance to the eaves
- 2 x large electric roller doors
- Air-conditioned office with toilet & kitchenette
- Storage mezzanine with forklift access
- Excellent security – fully fenced complex with remote/coded gate
- Complex designed to allow semi-trailer access

\*approx

Located within the Arundel Industrial Estate, which is just off Brisbane Road opposite Norco Dairy.

4.7km (6 mins) to the M1 Pacific Motorway via Exit 62 Helensvale South.

Call the exclusive agent (Josh Wright from Cushman & Wakefield) to arrange an inspection.

### Leased

Leased: Fri 11-Sep-20

### Additional Details

<b>Tenure Type</b> Vacant Possession	<b>Lease Term</b> 3yrs +
<b>Zoning</b> LII Low impact industry	<b>Parking Comments</b> Ample parking onsite



**Josh Wright**

0418 373 704

Cushman & Wakefield - Gold Coast

132 Ferry Road, Southport Qld 4215