



## 133 Flemington Road, MITCHELL 2911

*Brand New Warehouses*

### Location:

### Description:

This modern industrial complex combines high roller doors and internal clearance, easy access to arterial roads and shared amenities on site, there is nothing to do but move in. The property can be leased as one warehouse of 198sqm or can be separated into 2 tenancies of 99 sqm approximately.

Located in the thriving industrial hub of Mitchell, and surrounded by a diverse range of businesses and uses, such as government & private sector offices, warehousing, automotive, construction, and retail operators.

### Features include:

- Flexible leasing options
- New construction
- 3.8m high roller door
- 4.2m internal clearance

\*all areas are approximate and subject to survey plan.

Contact Ben Owen on 0418 688 787 or Theo Dimarhos on 03 474 747 to arrange a site inspection or discuss leasing terms.

<b>Premises:</b>	Unit 6 & 7
<b>Office m<sup>2</sup>:</b>	TBA
<b>Warehouse m<sup>2</sup>:</b>	198
<b>Total m<sup>2</sup>:</b>	198
<b>Rent PA:</b>	
<b>Net/Gross:</b>	Net
<b>Outgoings:</b>	Contact Agent
<b>Contact:</b>	<p><b>Ben Owen</b> 0418 688 787 bowen@canberracommercial.com.au</p> <p><b>Theo Dimarhos</b> 0433 474 747 tdimarhos@canberracommercial.com.au</p>