

Leased



3, 101 Coonawarra Road, Winnellie



IDEAL SHOWROOM SALES, GENERAL/LIGHT INDUSTRY

Located in a well presented and very well maintained complex in the heart of Winnellie, with easy access to the Stuart Highway, Darwin City and the Port facilities. Ready for immediate occupancy.

Modern steel-framed building, with glazed anodised aluminium and brick shopfront. Pre-cast concrete panel walls to West and North elevations. Metal cladding to east elevation. Two motorised roller doors (approx 4m x 4m each) to front elevation. There is ample asphalt-surfaced car parking available, plus secure fenced yard.

The lettable area is approx. 615 square metres comprising:

- Office/Showroom - Air conditioned with tiled flooring, I.T. room, lunch room, disabled WC & standard WC plus shower - Approx 165m²
- Warehouse - Approx 150m²
- Mezzanine - Approx 20m²
- Fenced storage yard - 280m²

Annual Rental is \$48,000.00 plus GST. Outgoings (approximately \$495.00 per calendar month) plus proportion of Insurance.

A term of Five (5) years is preferred. Lesser term may be considered.

For inspection, contact Keven Young on 8943 2432

Price	\$48,000 per annum
Property Type	Commercial
Property ID	671
Floor Area	335 m ²

AGENT DETAILS

OFFICE DETAILS

Darwin
74 Cavenagh Street Darwin NT 0800
Australia
08 8943 2432



KG YOUNG & ASSOCIATES PTY LTD
LICENSED REAL ESTATE AGENTS ACN 009 596 712

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