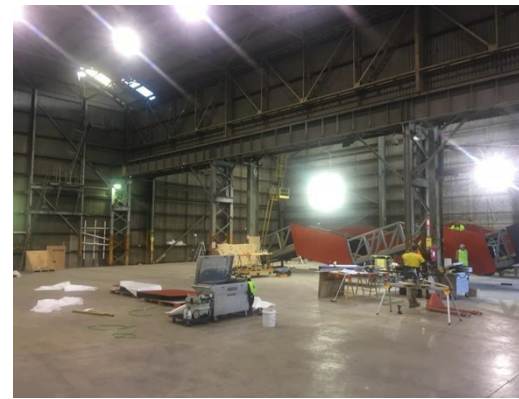




For Lease



10-12 Pike Street RYDALMERE

PRIME LOCATION WITH PLENTY OF YARD AND CONTAINER SET-DOWN

PREMISES

Building A WAREHOUSE A
- PLENTY OF YARD AND
CONTAINER SET-DOWN

OFFICE

369.00

369.00

RENT \$/SQM

RENT PA

COMMENTS

FEATURES OF WAREHOUSE A
INCLUDE:

- + High clearance warehouse
- + Two (2) On-Grade Roller Shutter Doors
- + Substantial yard fronting the warehouse which is ideal for Container Set-Down (40 footers), loading/unloading and car parking
- + Very wide and easy truck access and manoeuvrability.
- + Access to large common amenity block including lunchroom, showers, lockers and toilets
- + Current term offered is circa twelve (12) months with a possibility to extend
- + It's hard to find these opportunities in such a prime location...well worth your early consideration.

++ Contact Ben Lindsay on 0421 248 587 for an inspection.

Building A LEASED -
WAREHOUSE B - HIGH
CLEARANCE - GANTRY

1,727.00

1,727.00

FEATURES OF WAREHOUSE B
INCLUDE:

- + Rare High Bay Warehouse

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Sydney CBD

Suite 8.03
Level 8, 14 Martin Place
Sydney NSW 2000

Sydney North

Suite 12
Level 1, 67 Christie Street
St Leonards NSW 2065

Sydney West

Ground Floor
79 George Street
Parramatta NSW 2150



Misrepresentation act - these details and measurements herein do not form any part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.



For Lease

CRANE - HEAPS OF POWER!

- + Existing Crane rails and Gantry...may need to be re-commissioned.
- + Two (2) On-Grade Roller Doors
- + Heaps of room for containers.
- + High power supply.

Variety of warehouse/factory and office areas available for short term leases until early 2021. There is a possibility to extend tenure beyond this date. The warehouse and office areas may be leased separately or combined.

For the great location and highly competitive price, this is well worth your earliest inspection!

WAREHOUSE C - PLENTY OF ROOM FOR CONTAINERS	550.00	550.00
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FEATURES OF WAREHOUSE C INCLUDE:

- + High clearance warehouse
- + Two (2) On-Grade Roller Shutter Doors
- + Substantial hardstand fronting the warehouse which is ideal for Container Set-Down (40 footers) loading/unloading and car parking
- + Very wide and easy truck access and manoeuvrability.
- + Access to large common amenity block including lunchroom, showers, lockers and toilets
- + Current term offered is to December 2022 with a possibility to extend
- + It's hard to find these opportunities in such a prime location...well worth your early consideration.
- ++ Contact Ben Lindsay on 0421 248 587 for an inspection

WAREHOUSE K3A, BUILDING A - INCLUDES SUBSTANTIAL FENCED AND SECURED YARD AND QUALITY SITE OFFICE	106.80	973.20	1,080.00
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FEATURES OF WAREHOUSE K3A INCLUDE:

- + High clearance warehouse with power
- + Oversized On-Grade Roller Shutter Door
- + Substantial fenced yard fronting the warehouse which is ideal for Container Set-Down (40 footers) loading/unloading and car parking
- + Site Office - Fully carpeted, partitioned offices, boardroom, kitchen/lunchroom, showers, lockers and toilets
- + Very wide and easy truck access and manoeuvrability.
- + Current term offered is to December 2022 with a possibility to extend
- + It's hard to find these opportunities in such a prime location...well worth your early consideration.
- ++ Contact Ben Lindsay on 0421 248 587 for an inspection.

Building A WAREHOUSE K3B - ENORMOUS SECURE YARD AND HIGH CLEARANCE WAREHOUSE	99.70	721.40	821.10
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SUPER RARE OPPORTUNITY ENORMOUS SECURE YARD AND HIGH CLEARANCE WAREHOUSE

FEATURES OF WAREHOUSE K3A INCLUDE:

- + High clearance Warehouse with gantry

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For Lease

crane
 + Two (2) On-Grade Roller Shutter Doors
 + Self-contained Site Office with Amenities and Showers
 + Enormous secure Yard of circa 1,500 sqm
 + Very private
 + Zoned IN1 - General Industrial
 + Initial lease term to December 2021
 + Available immediately.
 + Act promptly to secure this opportunity.

++ Contact Ben Lindsay at PropertyFox on 0421 248 587 for an early inspection.

Building A	Office 16 & 17		571.80	
	PART WAREHOUSE A - 361 SQM SHED PLUS 400 SQM YARD	363.00	363.00	RARE SMALL WAREHOUSE and YARD

FEATURES INCLUDE:

+ High clearance Warehouse with access to a shared gantry crane
 + One (1) On-Grade Roller Shutter Door
 + No office, but access to amenities
 + Informal line of subdivision internally
 + Very secure
 + Large level exclusive Yard of circa 400 sqm...not fenced, but possible at Lessee expense.
 + Excellent truck access
 + Zoned IN1 - General Industrial
 + Initial lease term offered is to December 2022 with the possibility to extend.
 + Act promptly to secure this opportunity.

++ Contact Ben Lindsay at PropertyFox on 0421 248 587 for an early inspection.

LOCATION

Situated on Pike Street in Rydalmere, this property is in close proximity to major roads such as Victoria and Silverwater Roads plus the M4 Motorway and James Ruse Drive.

DESCRIPTION

10-12 Pike Street comprises a range of functional, high clearance warehousing. Most adjoin generous yards with heaps of room for containers.

High power supply...some include gantry cranes, which could be re-commissioned if needed. Flexible office areas available from 295 sqm, with amenities.

Variety of warehouse/factory and office areas available for short term leases until early 2021. There is a possibility to extend tenure beyond this date. The warehouse and office areas may be leased separately or combined.

For the great location and highly competitive price, this is well worth your earliest inspection!

Contact Ben Lindsay on 0421 248 587.

OUTGOINGS: Gross Rental - Not Applicable

CAR PARKING: ON-SITE

CONTACT: **Ben Lindsay**
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