



## Unit 10/ 29 Wellard Street, Bibra Lake WA

### KEY INFORMATION

#### Address

Unit 10/ 29 Wellard Street, Bibra Lake WA

#### Price

UNDER OFFER

#### Type

Commercial / Industrial/Warehouse

#### Land Area

N/A

#### Build Area

329 sqm

#### Car Spaces

N/A

#### Listing Type

Leased

Situated in a modern looking industrial complex consisting of a great tenancy mix, this office/workshop is a great opportunity to take advantage of being alongside complimentary business types .

#### Key Features

- Good truss height
- Modern looking building with glass elevations
- Numerous 3 phase sockets all around workshop perimeter
- Great truck access
- Electric Roller Door
- Plenty of parking bays
- Zoning Industry with City of Cockburn

Office consists of ground and first floor fitted out with floor coverings and reverse cycle air conditioning. There is also a small kitchen, unisex shower & toilets.

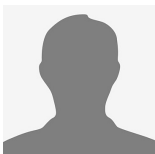
### AGENT INFORMATION



#### Max Vaghella

Associate Director - Industrial Sales & Leasing

M. 0401 044 420



#### Vince Butler

Property Manager

#### Unit 10

Building Area: 374 comprising of 75sqm Office and 254sqm Warehouse

First Year Rent (after incentive): \$14,500 pa + GST

Estimated Outgoings: \$9,950.00 pa + GST

Available: Now

Unit 9 also available for lease (with office fitout)

Don't miss this opportunity, contact Max or Vince to arrange an inspection.



Level 1, 187 Stirling Highway,  
Nedlands WA 6009

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