



(Lot 10)
24 Southern Cross Circuit,
Urangan
Hervey Bay Industrial Park



3 units available

- Tenancy 1 141m² + 43m² mezzanine** UNDER CONTRACT
- Tenancy 2 246m² + 54m² mezzanine**
- Tenancy 3 378m² + 81m² mezzanine**

Prime Industrial Development

Lot 10 is an industrial complex consisting of two concrete tilt panel buildings with composite lightweight construction to the office and mezzanine levels. Project commencing May 2008, completion due September 2008.

Features and Benefits

- Great exposure
- Prestige new premises/Corporate image
- Quality finished office
- Fully landscaped
- Corporate image
- Close to major airport entry and highway
- Generous showroom/warehouse
- High roller doors for trucks
- Easy docking access
- Wide driveways
- Ample customer parking
- New Telstra cabling (broadband)
- Reticulated water irrigation system

Listing Summary

- Address:** Lot 10 Hervey Bay Industrial
- Park Categories:** Industrial / Commercial
- Zoning:** Industrial
- Contract Type:** Sale or Lease
- Total area:**
 - Unit 1 141m² + 43m² mezzanine
 - Unit 2 246m² + 54m² mezzanine
 - Unit 3 378m² + 81m² mezzanine
- Lease term:** Minimum 3 year
- Increases:** CPI
- Plus outgoing:** Yes

Call John Bone 07 4124 4941
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