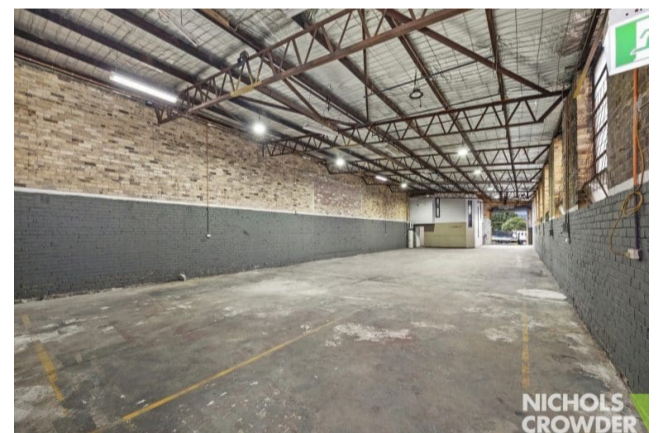
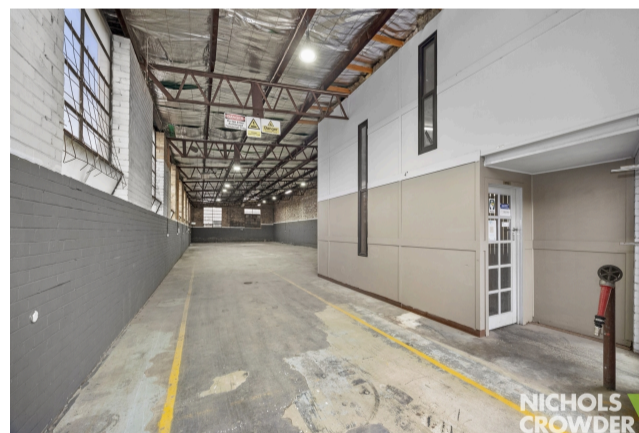
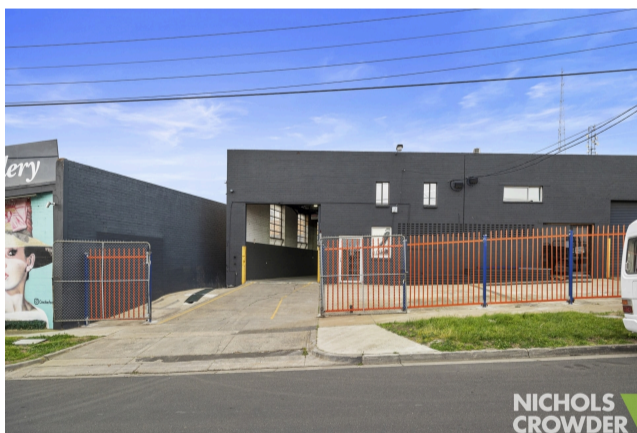


678 South Road, Moorabbin



## For Lease

### Be Seen On South

This robust brick warehouse occupies a prominent position in a tightly held location, just minutes from South Road, Warrigal Road, and the Dingley Bypass.

With high internal clearance, excellent lighting, and convenient office/admin space, this property is perfect for businesses looking for functional space with high visibility.

The front façade provides great exposure for potential signage, along with a new fence providing added security.

Key features include:

- \* Total building area: 343sqm \*
- \* Warehouse: 286sqm \*
- \* Office/admin: 57sqm \*

- \* Internal height: 4.5m\* – 5.5m\*
- \* Great natural light (North facing)
- \* Three (3) phase power
- \* Roller door
- \* New fence
- \* Great signage to South Road

For further details or to arrange an inspection please contact:

James Glen 0401 493 277

Finn Atkins 0409 556 990

**DISCLAIMER:**

\* All information and measurements are approximate and should not be relied upon as accurate. The stated net internal area of the premises is provided as an indicative estimate only and is not a substitute for carrying out precise measurements. Interested parties should refer to the Contract of Sale and/or Lease documentation for definitive details. All images are subject to copyright.

\* By enquiring on this property you agree to receive regular property updates and marketing communication from Nichols Crowder. You may unsubscribe at any time.

**PROPERTY DETAILS**

**Property ID**

2P4012

**Price**

\$45,000 PA + Outgoings

**Agents**

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