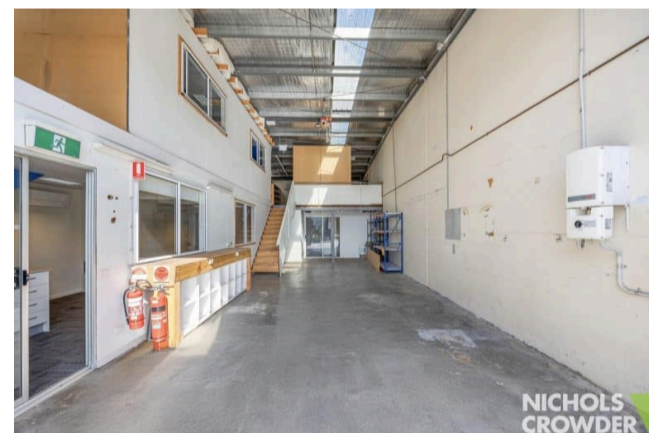


4/48 Shearson Crescent, Mentone



For Lease

Modern Office/Warehouse in Prime Moorabbin Airport Precinct

Offering a total building area of 247sqm*, this well-presented office/warehouse provides an ideal mix of functional warehouse space and quality office accommodation.

Perfectly suited for a variety of businesses, the property includes excellent storage capacity and a thoughtfully designed office environment to support staff and administrative operations.

Positioned in one of the most in-demand industrial precincts, the property enjoys outstanding connectivity via nearby major arterials, including Nepean Highway and the Mordialloc Freeway.

Key features include:

* Total building area: 247sqm*

* Street front unit

- * Office showroom areas fully airconditioned
- * Container height electric roller shutter door
- * Kitchen facilities
- * Amenities with shower
- * Signage opportunities
- * Solar panel system
- * Three (3) phase power
- * Three (3) car spaces
- * Close proximity to major arterials, allowing ease of access around the South East
- * Extra storage on mezzanine

For further details or to arrange an inspection please contact:

Cameron Williams 0412 366 565

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

2P3748

Price

Contact Agent

Agents

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