



### 10-12 Girawah Place Botany NSW

1 

Now Ready to Occupy

Warehouse: 50.9sqm

Mezzanine Office: 23.9sqm

The Borough Zone 1901, industrial unit offering functional warehousing with modern office accommodation. Benefits include: wide driveways, undercover dedicated parking and easy access around the estate.

- \* Up to 6.45m high ceilings.
- \* 3m wide x 2.85m high motorised roller shutter door.
- \* Awning over roller shutters providing all weather loading.
- \* Quality mezzanine air-conditioned & carpeted office.
- \* Kitchenette facilities.
- \* On-title undercover car-parking.
- \* CCTV Security cameras and alarm system.
- \* NBN high speed internet connection.

**Building Size** : 74.8 sqm

**View** : <https://www.cityalliance.com.au/sale/nsw/eastern-suburbs/botany/commercial/industrial/7637366>