

14/10-12 Girawah Place Matraville NSW

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Unit 14

Warehouse: 92.4sqm

Mezzanine Office: 44.7sqm

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

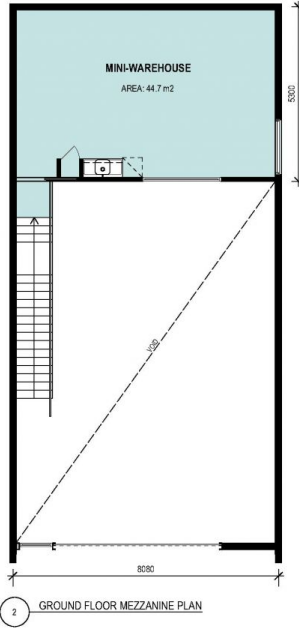
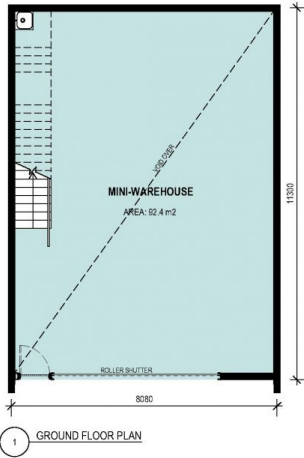
- * Up to 6.45m high ceilings
- * High motorised roller shutter door
- * Awning over roller shutters providing all weather loading
- * Quality mezzanine air-conditioned & carpeted offices
- * Kitchenette facilities
- * On-title undercover car-parking for 2 cars
- * CCTV Security cameras and alarm system

Type : Industrial
Price : POA
Building Size : 137.1 sqm
View : <https://www.cityalliance.com.au/lease/nsw/eastern-suburbs/matraville/commercial/industrial/7958729>

[For full version visit the website](https://www.cityalliance.com.au)

MINI-WAREHOUSE UNIT 14

AREA: 137.1 m²



DISCLAIMER
1. PLEASE NOTE: THIS LAYOUT PLAN HAS BEEN PRODUCED PRIOR TO CONSTRUCTION. 2. THE INFORMATION IS BELIEVED TO BE CORRECT, BUT ANY CHANGES TO IT SHOULD BE MADE UNDER SUPERVISOR CONTROL AND UNDER THE SUPERVISOR'S SIGNATURE. 3. THIS PLAN IS FOR INFORMATION ONLY AND IS SUBJECT TO CHANGE WITHOUT NOTICE IN ACCORDANCE WITH THE PROVISIONS OF THE CONTRACT FOR SALE & THE CONDITIONS AND WARRANTIES DEPICTED ARE NOT INCORPORATED WITH ANY SALE AND PURCHASERS MUST REFER TO THEIR CONTRACT FOR SALE FOR THE LIST OF INCLUSIONS. 4. THE POSITION OF THE STRUCTURE AND DIMENSIONS SHALL NOT BE TAKEN TO BE INDICATIVE OF FINAL POSITIONS OF POWER, GAS AND TELECOMMUNICATIONS SERVICES AND THE LAYOUT AND DIMENSIONS OF SUCH SERVICES ARE NOT DEPICTED IN THIS LAYOUT PLAN AND SHALL BE DETERMINED BY THE PURCHASER.

REV	DATE	ISSUED BY	REVISION/NOTE
A	15/10/20	AH	PRELIMINARY CLIENT REVIEW
B	15/10/20	AH	CLIENT REVIEW
C	14/02/21	AH	CLIENT REVIEW
D	15/02/21	AH	FOR MARKETING
E	19/02/21	AH	FOR MARKETING

AREA LEGEND	
	AMENITIES
	SPRINKLER/LOADING
	ELECTROCOMMS
	MINI-WAREHOUSE
	WORKPODS
	WAREHOUSE
	WASTE ROOM
	CLEANERS ROOM



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NOTE: AREAS HAVE BEEN MEASURED ACCORDING TO PROPERTY COUNCIL OF AUSTRALIA GROSS LETTABLE AREA (GLA) GUIDELINES

Project: PROPOSED COMMERCIAL PREMISES AT 10-12 GRABBAH PLACE (LOT 5 & 6, 1901 BOTANY ROAD) MATRIVILLE 2036
Client: SPIRECORP
Drawing Name: UNITS - MINI-WAREHOUSES - SHEET 2

Job Number: 1989
Scale: 1:100 @ A3
Plot Date: 19/02/21
Drawn By: AH
Drawing Status: FOR MARKETING
Drawing No: M06
Revision: E

noninfect.architect, Jacqueline Bennett 6536