



45/10-12 Girawah Place Matraville NSW

Unit 45
Warehouse: 27.9sqm
Mezzanine: 13sqm

Building Size : 40.9 sqm
View : <https://www.cityalliance.com.au/lease/nsw/eastern-suburbs/matraville/commercial/industrial/7979007>

A quality industrial unit offering functional warehousing with a mezzanine. Benefits include: wide driveways, undercover loading and easy access around the estate.

- * Up to a 6.45m ceiling with a mezzanine floor.
- * 3m wide x 3m high motorised roller shutter door.
- * Laundry tub with hot & cold water.
- * Designated communal loading zone with combined wash bay.

These ground level units allow occupants to combine work-space and storage needs in a single modern and functional work cell. Designed on a grid of 4.5m wide by 6m deep to comfortably accommodate a motor vehicle. These