



## 11 Nevin Close GATESHEAD

### *CENTRALLY LOCATED INDUSTRIAL UNIT*

#### Location

Centrally located within Gateshead Industrial Estate accessible via Oakdale Road and only minutes from arterial motorways such as Pacific Highway and Newcastle Inner City Bypass. The property is situated 1km from Lake Macquarie Private Hospital, 1km from Bennetts Green Industrial Estate, 3.5km from Charlestown Square Shopping Centre and 13km from Newcastle CBD.

#### Description

- Air-conditioned Office Space
- Amenities
- On-site Parking

Industrial unit comprising 300 sqm of warehouse and 60 sqm of office space with an air-conditioned reception area, amenities and shower facilities.

On-site parking is available with four designated spaces.

<b>PREMISES:</b>	Unit 2A
<b>AREA m<sup>2</sup>:</b>	360
<b>RENT PA:</b>	Contact Agent
<b>NET/GROSS:</b>	Gross
<b>OUTGOINGS:</b>	
<b>COMMENTS:</b>	Areas approximate. Inspection by appointment.

#### CONTACT:

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