

THE WORKSHOPS™

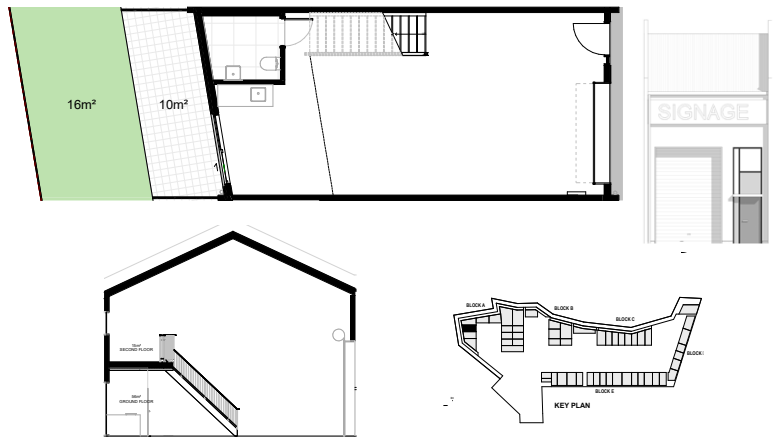
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Warehouses | Workshops | Trade Showrooms | Storage | Manufacturing



UNIT 3

- ✓ 56m² + 15m² mezzanine
- ✓ 10m² courtyard + 16m² landscape strip
- ✓ 2 Carparks (8+9)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager



Units will vary in size. Every Precaution has been taken to establish the accuracy of the material herein at the time of printing, however, no responsibility will be taken for any errors/omissions. Prospective purchasers should not confine themselves solely to the content of this material and acknowledge that they have received recommendation and had reasonable opportunity to seek independent legal, financial, accounting, immigration, technical and other advice. Capital Values Rise and fall according to Market Conditions. It is recommended that Property Investment is at 10-12 year investment horizon. Prices quoted for Commercial Property are GST exclusive.

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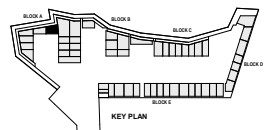
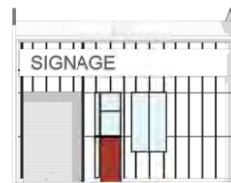
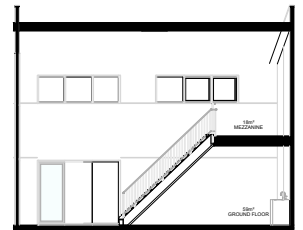
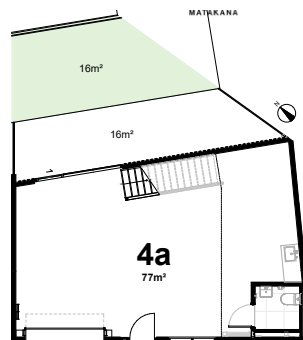
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UNIT 6

- ✓ 59m² + 18m² mezzanine
- ✓ 16m² courtyard + 16m² landscape strip
- ✓ 1 Carpark (18)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager



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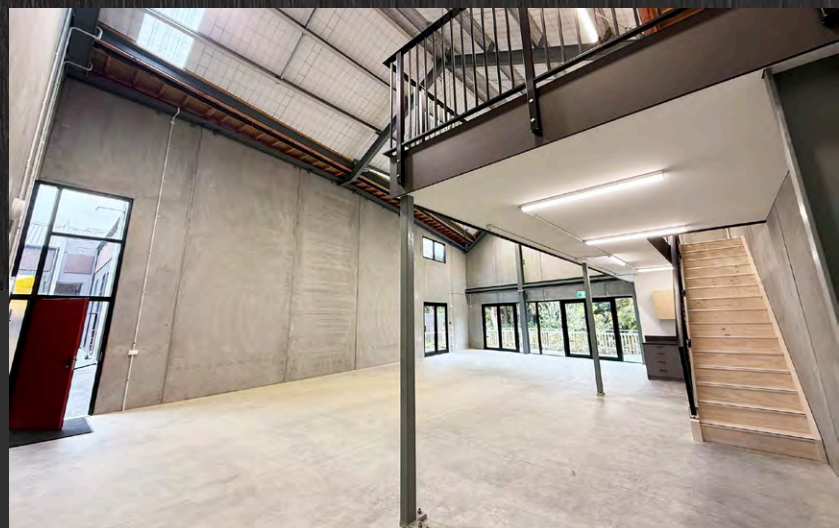
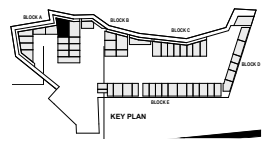
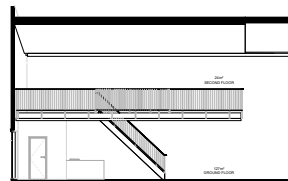
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UNIT 7

- ✓ 127m² + 24m² mezzanine
- ✓ 36m² courtyard + 67m² landscape strip
- ✓ 2 Carparks (16 & 17)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager



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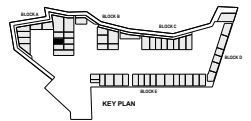
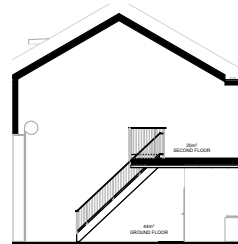
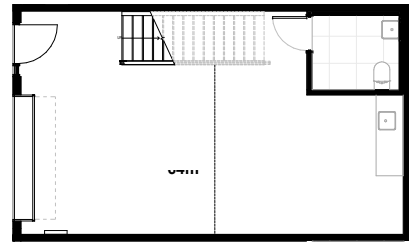
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UNIT 9

- ✓ 44m² + 20m² mezzanine
- ✓ 2 Carparks (12 & 13)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager



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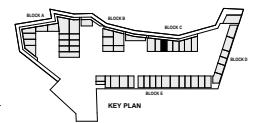
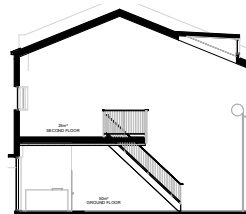
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UNIT 25

- ✓ 50m² + 25m² mezzanine
- ✓ 10m² courtyard + 15m² landscape strip/deck
- ✓ 2 Carparks (66 + 67)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager



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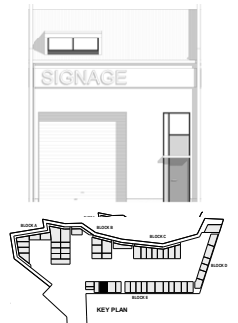
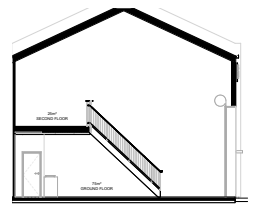
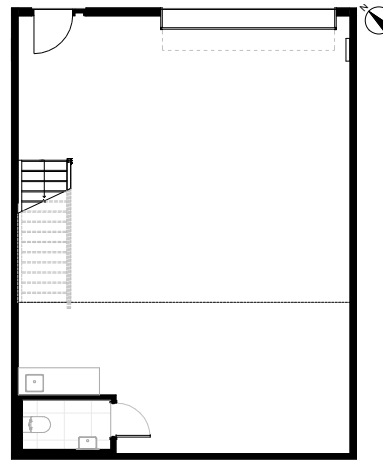
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UNIT 51

- ✓ 75m² + 25m² mezzanine
- ✓ 3 Carparks (128 + 129 + 130)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager
- ✓ North Facing



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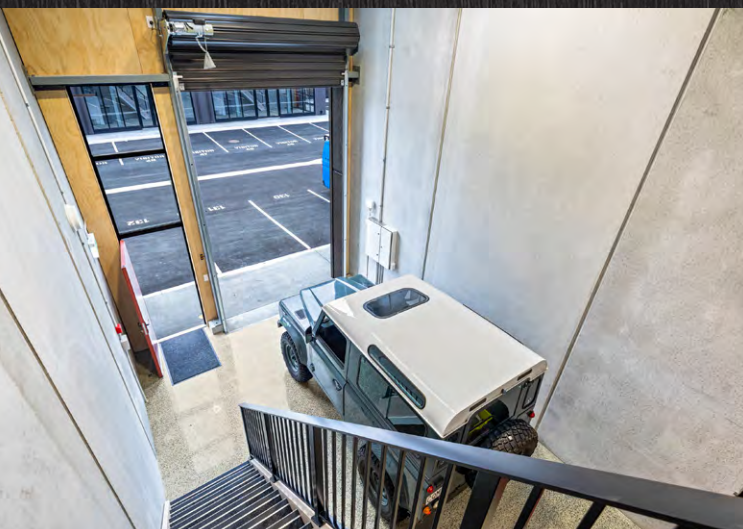
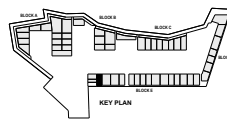
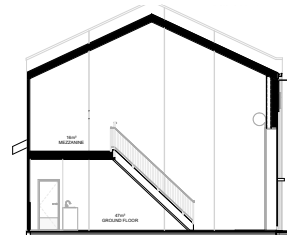
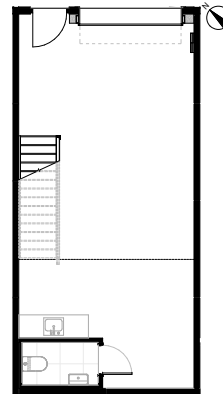
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UNIT 52

- ✓ 47m2 + 16m2 mezzanine
- ✓ 2 Carparks (131 + 132)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager
- ✓ North Facing



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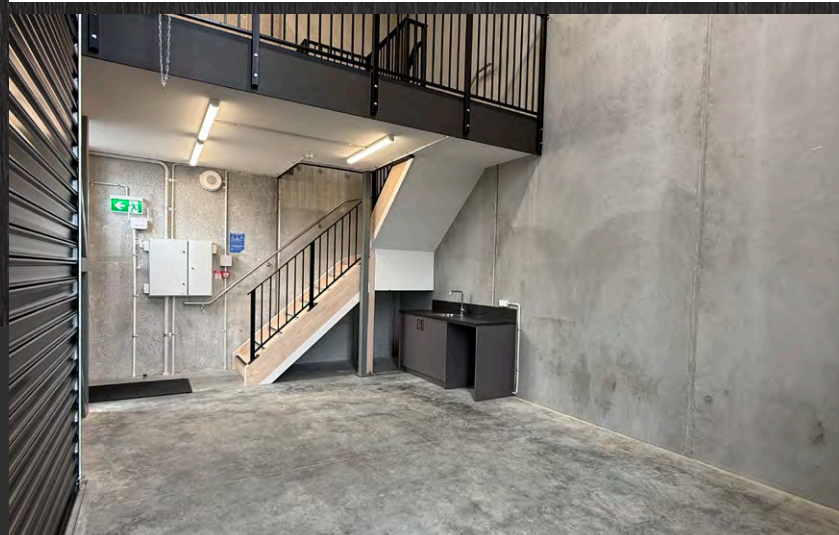
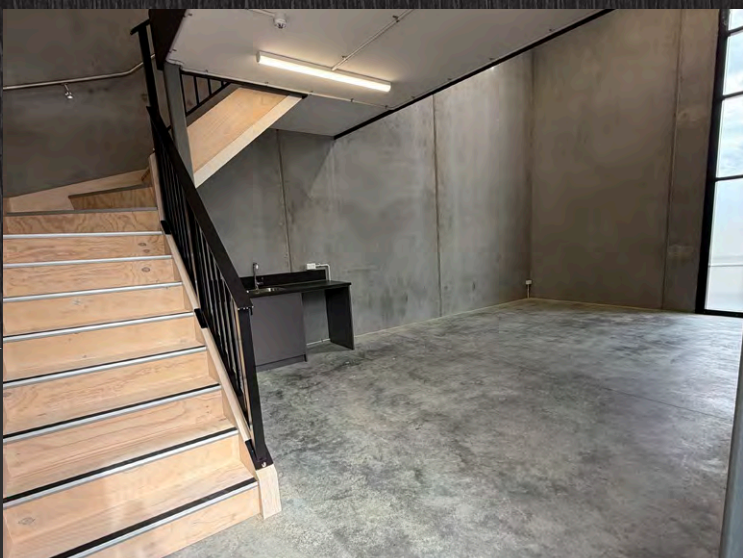
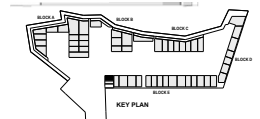
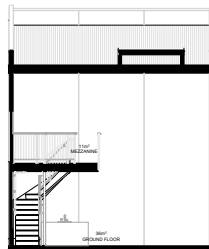
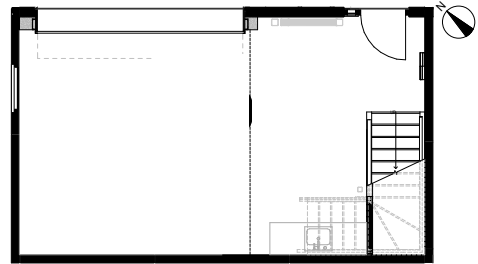
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UNIT 53

- ✓ 36m² + 11m² mezzanine
- ✓ 2 Carparks (133 + 134)
- ✓ Freehold Strata Title
- ✓ 6 - 8 metre stud height
- ✓ On-site Cafe & Building Manager
- ✓ North Facing



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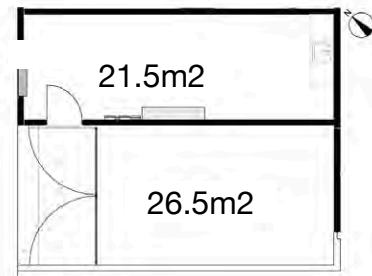
**5% NET
RETURN**



MANAGERS UNIT

2 YEAR BODY CORPORATE LEASE
\$16K NET + GST (IF ANY)

- ✓ 21.5m² interior + 26.5m² Outdoor Storage Area
- ✓ Freehold Strata Title
- ✓ 3 metre stud height
- ✓ On-site Cafe



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