

Raine&Horne® Commercial

ROCKLEA
164 Marshall Road

1282 sqm 10 



SECURELY LEASED FREESTANDING INVESTMENT
OPPORTUNITY

CONTACT AGENT

- High exposure Industrial Office / Showroom / Warehouse facility
- Total floor area of 1,282sqm* situated on a 1,854sqm* block zoned General Industry A
- Highbay clearspan warehouse accessed by a single container height roller shutter
- New 5 + 5 + 5 year triple net lease with strong guarantees
- Net income of \$250,000pa + outgoings + GST
- High exposure location with strategic positioning within the Rocklea industrial precinct
- Recent high quality full refurbishment throughout the facility
- Do not miss this secure investment opportunity

Property ID	L18947926
Property Type	Industrial/Warehouse
Building / Floor Area	1282
Car Spaces	10
Land Area	1854.0 sqm

AGENT

Lawrence Temple
 0423 591 534
 ltemple@rhcommercial.com

For Sale via Expressions of Interest (unless sold prior) closing 4pm Thursday 22 May 2025.

This prime industrial property is situated in the heart of Rocklea, one of Brisbane’s most sought-after industrial precincts. Centrally located just 8.5 kilometres from the CBD, it offers unparalleled connectivity to major transport routes including the Ipswich Motorway, Granard Road, and is in close proximity to Archerfield Airport and the Acacia Ridge Freight Rail Interchange. Additionally, the property is conveniently adjacent to Bunnings and further surrounded by notable national retailers, underpinning it’s accessibility and highly sought after location. This is an exceptional investment opportunity in a highly desirable location.

For further information or to arrange an inspection please do not hesitate to contact your EXCLUSIVE Raine & Horne Commercial Agents.

*Approximately

Listing ID 16092497