



ROCKLEA
106 Medway Street

5634 sqm

Multi-Tenanted Fully Leased Industrial Investment Opportunity

Sold

- 5,634sqm fully leased warehouse/office space
- 7,447sqm land area
- 3 tenancies – 1,058sqm, 2,163sqm & 2,413sqm
- Gross rent – \$690,807.20 p/a + GST
- Approx. yearly outgoings – \$123,514.73
- 3 phase power – 300amps per phase & onsite transformer
- Two street access with multiple container height roller doors and 1 loading dock
- Recent extensive building upgrades – including new air conditioning, new membrane roof paint & coating, exterior painting and extensive rewiring of the power for the building

Property ID	L22929427
Property Type	Industrial/Warehouse
Building / Floor Area	5634
Land Area	7447.0 sqm

AGENT

Sam Intelisano

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- Opportunity for future rental growth – Gross rents currently at circa \$122/sqm

For Sale by Auction (if not sold prior)

Thursday 30 November 2023 at 10:30am Sydney Time, 9:30am Brisbane Time

In Rooms – Mezzanine Level 50 Margaret Street, Sydney or Available Online

Please contact the exclusive agents Sam Intelisano & Wayne Newberry from Raine & Horne Commercial for a copy of the Information Memorandum or to arrange a time to inspect