

# Raine&Horne.<sup>®</sup> Commercial

DUBBO  
14 Fiscal Way

Large DA Approved Development Site in Blueridge  
Business Park - EOI Closing 14 May 2025

## Expressions of Interest

Raine & Horne Commercial Dubbo is proud to present For Sale 14 Fiscal Way, Dubbo – an exceptional opportunity to secure a premium DA Approved site in the tightly held and highly sought-after Blueridge Business Park.

Offered for sale via Expressions of Interest, this expansive 11,197sqm\* parcel of E3 Productivity Support zoned land delivers the scale, approvals, and strategic positioning to capitalise on Dubbo’s surging demand for new industrial and commercial development.

Whether you’re an owner-occupier, developer or investor, this shovel-ready site offers a rare combination of flexibility, location, and long-term growth potential.

### Key Highlights:

- Strategic Development Approval: DA approval in place for the construction of a large industrial warehouse, along with a secondary building comprising 11 industrial units and an on-site café.

Property ID	L32928131
Property Type	Land/Development
Land Area	11197.0 sqm

### AGENT

Joe Burgun

📞 0418 649 871

✉️ [joe@rhdubbo.com.au](mailto:joe@rhdubbo.com.au)

- Large Land Area: 11,197sqm\* of fully serviced and registered land with flexible E3 Productivity Support zoning.
- Strategic Freight and Logistics Link: Located on an approved B-double route with easy access to the Mitchell Highway, a major route for agriculture, mining, and retail supply chains.
- Proximity to Major Brands: surrounded by high-profile neighbours including Bunnings, McDonald's, KFC, Mainfreight, Findex, NSW Health, Honda, Yamaha and Jayco.
- Flexible Use Potential: Ideal for industrial, showroom retail, commercial offices, and more (STCA).
- Ready for Immediate Development: Registered title with standard settlement terms available.
- Thriving Regional Market: Located in Dubbo – a major regional hub servicing a catchment of over 206,000\* people and a critical freight and logistics link between Melbourne and Brisbane.

Don't miss your chance to secure a high-profile development site in one of regional NSW's fastest growing commercial precincts.

For Sale via Expressions of Interest

Closing: Wednesday, 14 May 2025 at 12pm (AEST)

Contact the exclusive agents Joe Burgun (0418 649 871) or Thomas Haylock (0400 372 389) at Raine & Horne Commercial Dubbo today to request the Information Memorandum or to arrange a site inspection.

\*Approx.