

# Raine&Horne.<sup>®</sup> Commercial

DUBBO  
26A Morgan Street

228 sqm

4 

## Flexible Commercial Space in a Prime Dubbo Location

\$27,000pa + GST

Raine & Horne Commercial Dubbo is excited to offer 26A Morgan Street, Dubbo For Lease.

Positioned in a well-established part of Dubbo with a unique blend of residential and light industrial surroundings, this property presents an exceptional opportunity for businesses seeking a practical and adaptable space. Whether you're looking for a functional office, secure storage, or a combination of both, this property is ready to offer.


### Key Features:


- Flexible Workspace – Includes a well-appointed office area, ideal for day-to-day operations or client meetings
- Secure Warehouse Access – The warehouse section features a convenient hanger door, offering easy access for deliveries or larger equipment
- Mezzanine Level – Adds valuable additional storage or work area above the main floor

Property ID	L34982692
Property Type	Offices
Building / Floor Area	228
Car Spaces	4
Land Area	607.0 sqm

### AGENT

Thomas Haylock

 0400 372 389

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- Multiple Site Access Points – Facilitates smooth deliveries and storage, with additional access for improved site functionality
- Generous On-Site Parking – Offers ample parking space for staff and visitors

Building Area: 228 sqm \*

Zoning: E4 General Industrial

Rent: \$27,000 plus GST

Outgoings: Lessee to reimburse lessor's outgoings

For more information, please contact Thomas Haylock (0400 372 389) or Joe Burgun (0418 649 871).

\*Approx..