

Raine&Horne.[®] Commercial

DUBBO
2/68 Fitzroy Street

638 sqm 12 

New Modern Concrete Tilt Warehouse

Contact Agent



Newly built in 2023, this modern industrial warehouse offers 2 × 638* sqm units with premium clear-span space and unrivalled flexibility. Constructed with durable concrete tilt-panel walls and designed for maximum utility, the building features complete drive-thru access with excellent ingress and egress points, accessible from both Fitzroy Street at the front and Downton Drive at the rear.

Key Features:

- Occupy 638* sqm or 1,276* sqm gross lettable area per your requirements
- 4 automatic roller doors for front and rear drive-thru access.
- Modern Concrete Tilt-panel construction for durability and energy efficiency.
- 12 on site car spaces
- Integrated connectivity through the site for streamlined logistics.

Property ID	L30835328
Property Type	Industrial/Warehouse
Building / Floor Area	638
Car Spaces	12

AGENT

Joe Burgun
 0418 649 871
 joe@rhdbbo.com.au

- 2 staff offices with air-conditioning in each 638 sqm unit.
- Modern amenities included.
- Located on an approved B-Double route with easy access to the Newell Highway.

Zoning: E4 – General Industrial

Building Area: 638 sqm*

Lease Term: 3 to 5 years

Rent From: Contact Agent

Outgoings: Lessee to reimburse outgoings including: Council Rates and Charges, Water, Sewer and Trade Waste Charges, Building Insurance, Common Building Cleaning and Maintenance & Common Building Electricity Charges .

With expansive clear-span interiors, drive-thru capabilities, and the potential to customize unit sizes, this space is designed to meet a range of business needs.

Contact Joe Burgun (0418 649 871) or Thomas Haylock (0400 372 389) at Raine & Horne Commercial Dubbo for more information or to organise a private inspection.

*Approximate