



BAYSWATER
1/4 Focal Way

267 sqm

6 

MODERN STREET FRONT OFFICE / WAREHOUSE UNIT IN FANTASTIC LOCATION

\$46,500pa + outgoings + GST

Prominent office and warehouse unit located at the forefront of the recently developed Tonkin Highway Industrial Estate, which is only 8 kilometres from the Perth CBD, bordering the Tonkin Hwy with access to Railway Parade with additional access via the Collier / Tonkin interchange.


Key Features:


- Ground Floor Trade Display: 58sqm*
- First Floor Office: 70sqm*
- High truss warehouse: 139sqm* (including clean room and stores)
- 6 Exclusive use car bays
- Motorised roller door: 4.65m x 4.5m

Property ID	L22415537
Property Type	Industrial/Warehouse
Building / Floor Area	267
Car Spaces	6

AGENT

Simon Matthews

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- Efficient LED Lighting
- CCTV Security Cameras
- High Spec Kitchenette and toilet
- Designated Signage Panel and Pylon Sign
- Washed aggregate to pathways
- Allocated parking & concrete car park area
- Motorised front gate with garrison fencing
- Fibre to the building NBN

Rent \$46,500 per annum plus outgoings and GST

“Tenant is relocating to larger premises”

For further information, please contact the Exclusive agents.

*Approx