

# Raine&Horne. Commercial

DAPTO  
30 Marshall Street

643 sqm

15 

## Multi Tenant Investment

### Expressions of Interest

Located in the popular Dapto industrial precinct this property is set on a commanding corner location, surrounded by quality business's & only minutes from the CBD + shopping centre .

Zoned E4 general industrial

Combined land area of 2043m2 approximately



Show room & office – 2 level building has been recently renovated -

- Lease term – Initial 3 year term expire 29/02/2028 with a further 2 × 3 year options
- Building area – 215m2 approximately
- Gross annual income – \$35,400 + gst

Light industrial warehouse currently leased to Kara's smash repairs, workshop with office area  
+ gated onsite parking -

Property ID	L39021796
Property Type	Industrial/Warehouse
Building / Floor Area	643
Car Spaces	15
Land Area	2043.0 sqm

### AGENT

**Lynda Burnside**  
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- Lease term – New lease of 5 years commenced 01/09/2025 expiring 31/08/2030
- Building area – 428m<sup>2</sup> approximately
- Gross annual income – \$75,150 + gst