



Pinelands, 898 Stuart Highway

High profile office/warehouse/display yard

Ideally located on the Stuart Highway in Pinelands, less than 3km's to Palmerston CBD and 13 radial km's to Darwin CBD.

The property has a total land area of 5,000m² and a total building area of some 770m² and has approximately 50 metres of Stuart Highway frontage. Improvements on the site include a steel fabricated warehouse of some 360m² with a built-in office area with attached awning of approximately 70m², located at the front of the property. Also erected on site is a second steel fabricated warehouse of approximately 360m² located at the rear of the property.

The front warehouse/office is approximately 360m² and features a built-in office area of some 111m². The building has an awning of approximately 50m² on the northeastern side of the building. The fae above the awning has an extension providing excellent signage opportunity to take advantage of the traffic on the busy Stuart Highway. The warehouse

For Lease

\$13,500 + GST per month

Building Area

770sqm

Contact

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has a height of approximately 4m at the eave and approximately 5m at the apex. Access to the warehouse is via sliding door on the southeastern side of the building and a roller door at the rear of the building. The rear of the warehouse has a shade sail providing some 70m2 of shaded area over a concrete floor.

The rear warehouse is approximately 360m2 and has an internal height of some 4.8m at the eave and approximately 6.5m at the apex. Access is provided to the warehouse via two high clearance roller doors and a high clearance swing door.

The surface of the yard consists mostly of compacted dirt and is configured to provide full drive around access. The property is securely fenced and is zoned GI (General Industry).

For more information please contact Ryan Doyle 0405 192 389 or Lee Doyle 0403 348 243 at LJ Hooker Commercial North.

More About this Property

Property ID	WB8GWU
Property Type	Industrial/Warehouse
Building Area	770 m2
Land Area	5000 m2

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