



## 1,223.7sqm Brand New Warehouse and Office

6 Thomas Hanlon Court Yatala QLD 4207

### For Lease

- 1,010sqm clearspan warehouse
- 76.8sqm ground floor office and amenities
- 136.9sqm first floor office and amenities
- Amenities include kitchens, toilets and showers
- Rear roller doors providing ventilation and access to yards
- Warehouse internal height of 7.5m at lowest point
- Building positioned on 2,146sqm of land with duel driveways
- Zoned for warehouse and industry use
- Contact Exclusive Agent Corwells Commercial Property to discuss

This unique opportunity is situated in the heart of the Yatala Enterprise Area. Ideally located between the two largest consumer markets of Brisbane and the Gold Coast with direct access from the M1 via Exit 38 and Exit 41 in both north and south directions.

**PRICE GUIDE:** Contact Exclusive Agent

Property ID:	1P4927
Suburb:	Yatala
Property Type:	Industrial
Land Size:	2146 sqm
Building Size:	1223 sqm
Zoning:	Low Impact Industry



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