



## High Profile 488sqm Industrial Unit - Unbeatable Exposure

8/61 Cuthbert Drive Yatala QLD 4207

### For Sale

- Positioned on the M1 Motorway with unbeatable exposure
- 488sqm total building including 140sqm mezzanine office
- Incl. 348sqm ground floor warehouse and amenities
- Ducted air-conditioning and commercial finishes on mezzanine level
- Clearspan warehouse with 7.5m to 8.4m internal height
- Located in a functional complex with container set down area
- Complex benefits from 88 car parks including four undercover beneath office
- Elevated position with an abundance of exposure to the M1 Motorway
- Detailed information pack available upon request
- Never to be repeated, call now to discuss

**PRICE GUIDE:** Contact Exclusive Agents

Property ID: 1P5199  
Suburb: Yatala  
Property Type: Industrial  
Building Size: 488 sqm



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