







## 1,300.8sqm\* Brand New Industrial Duplex - Under Construction

2/86 Burnside Road Ormeau QLD 4208

## For Sale

- For Sale | 1,300.8sqm\* per unit or combine for 2,601.6sqm\* building
- Building now under construction
- U1 & U2: 1,300.8sqm\* total area per unit
- Incl. 1,163.8sqm\* clearspan warehouse area
- Incl. 137sqm\* of mezzanine office over two areas
- Positioned on 4,215sqm  $\!\!\!\!^*$  of site area with dual driveways
- Functional design with quality fixtures and fittings
- Electric main roller doors with manual rear roller doors
- Fully fenced with electric front gates
- 16\* onsite car parks for each unit (32\* for both)
- Combine units for 2,601.6sqm\* building
- Expected completion May 2024\*
- Contact Exclusive Agent Corwells for further information

PRICE GUIDE: Contact Exclusive Agent

Property ID: 1P7725
Suburb: Ormeau
Property Type: Industrial
Building Size: 1300.8 sqm

Zoning: Medium Impact Industry

Car Space: 16



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