

Under Contract



6 Pat Devlin Close, Chipping Norton



## 3,077sqm - SOLD AT AUCTION

612sqm (approx) of 3 Separate Warehouses  
1,000sqm (approx) of Partially Unsealed Yard  
1,465sqm (approx) of Sealed Driveway/Hardstand

20ft & 40ft Container Friendly  
3 Phase Power Available  
3 x Container Height Roller Doors

Toilets in Each Tenancy  
Liverpool City Council  
IN3 Heavy Industrial Zoning

Further Information:

- Current Rent over 3 Tenancies \$173,287 PA Gross + GST
- Tenant occupying Yard and Unit 3 is vacating to allow for potential Owner Occupier
- Outgoings \$32,800 per annum (Water Rates, Council Rates, Land Tax)

AUCTION VENUE: Mezzanine Level, 50 Margaret Street Sydney AUCTION DATE/TIME:  
18th May 2021 @ 10.30AM

Contact Agents:

Dan Biner 0402 212 796

Isaac Neary 0437 025 059

Price	AUCTION
Property Type	Commercial
Property ID	36

### Auction

Tuesday 18 May, 10:30 AM

### Agent Details

Dan Biner - 0402 212 796

Isaac Neary - 02 9503 1206

### Office Details

M5 Industrial Property Services  
1300 761 764



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