



Located at the gateway to the Southern Highlands only 600m off the freeway with great exposure. Get in now to secure the future of your company!

- \*High quality, new modern concrete construction
- \*Great exposure to Southbound traffic
- \*Excellent presentation
- \*Easily accessible with access to off street parking
- \*Strata units
- \*210m<sup>2</sup> floor area with LED lighting, high bay and high roller doors
- \*Flexible configuration of office, showroom or storage
- \*Each unit has their own toilet and kitchenette
- \*Perimeter security fencing
- \*Fibre Optic Internet to development
- \*Show case landscaping
- \*Five year lease with further options

**Building Size** : 210 sqm  
**Land Size** : 210 sqm  
**View** : <https://www.carltonrealestate.com.au/lease/nsw/southern-highlands/mittagong/commercial/industrial/5813096>



**Arvo Pikkat**  
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<https://www.carltonrealestate.com.au>

We are one of the longest running, award-winning real estate agencies in the Southern Highlands.