



INDUSTRIAL LAND FOR SALE

TYREE BUSINESS PARK

- Prime industrial land located at the gateway to the Southern Highlands.
- Direct 24hr access North and South to the Hume Highway connecting Sydney and Melbourne.
- Lots ranging from 1540m² to 5900m² with flexible FRI zoning.
- Fully serviced lots with NBN, power, sewer and water.
- Flexible settlement options.

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Lot 8/6 Lady Tyree Place Mittagong NSW

- SOUTHERN HIGHLANDS GATEWAY SITE
- LOTS RANGING FROM 1540 TO 5900sqm
- FULLY SERVICED & FLEXIBLE SETTLEMENT

Price : \$ 2,995,200
Land Size : 1.04 ha
View : <https://www.carltonrealestate.com.au/sale/nsw/southern-highlands/mittagong/commercial/development/5815029>

A rare opportunity to invest or develop within this highly sort after and strategically positioned business park. This premium estate is zoned IN1 and can facilitate a multitude of flexible land uses.

The precinct is quickly evolving into the prime commercial corridor of the Southern Highlands. Surrounded by major retail land uses such as Bunnings Warehouse and Irelands Machinery, the estate is well positioned within the heart of this buzzing commercial precinct. Boasting direct 24hr access (north and south) to the Hume Highway, future purchasers can expect a 25-30 minute reduction in travel time to Sydney's CBD when compared to the Shire's



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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.

