

# Brendale Commercial & Industrial



## BRENDALE

7 & 8/ 2 Belconnen Crescent

### 430M2 TRADE RETAIL UNIT EXCLUSIVE AGENCY

- 430m2 total space
- Well maintained
- Exceptional corner access
- Corner exposure
- 44m2 office area
- 342m2 warehouse space
- 44m2 mezzanine space
- Office fit out included
- Private amenities
- Separate warehouse & office amenities
- Good/ maximum exposure
- Dual driveway access
- Semi-trailer access
- Located in the Heart of Brendale
- 3 roller doors
- Ample onsite parking
- 3 phase power
- Mezzanine storage
- General Industry zoning (GI)
- Easy parking in complex
- Good signage opportunities
- Natural light in the warehouse
- 20 radial kilometres to Brisbane CBD
- Strategic Northside location
- Good access to Airport Precinct, Sunshine Coast & Gold Coast via Bruce Hwy & Gateway Motorway

For more information or to arrange an inspection please call THE EXCLUSIVE AGENTS Stan Topp or Bill Mcilwraith of Brendale Commercial & Industrial

NB: Commercial sales prices are excluding GST. Commercial lease prices are per annum + outgoings + GST. All sizes are approximate.

<http://brendale.sites.arosoftware.com/property/1130/brochure>

## Lease

|             |                             |
|-------------|-----------------------------|
| Floor Area  | 430                         |
| Suburb      | Brendale                    |
| Address     | 7 & 8/ 2 Belconnen Crescent |
| Property ID | 1130                        |

## LEASED

### AGENT DETAILS



**BILL MCILWRAITH**

☎ 07 3205 3000

[stan@brendalecommercial.com.au](mailto:stan@brendalecommercial.com.au)



**STAN TOPP**

☎ 0416 114 215

[stan@brendalecommercial.com.au](mailto:stan@brendalecommercial.com.au)