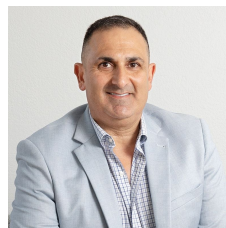


243 Shellharbour Road KEMBLAWARRA NSW

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Offering the rare opportunity to invest in a modern industrial complex with genuine blue chip tenants, strong initial returns and scope to substantially improve returns. Zoned IN3 Heavy Industrial with onsite parking for 195 vehicles. Total land area approx. 3.035 ha, building area over 12,600sqm. Modern complex divided into 5 separate units with high clearance warehouse access, flexible office/showroom configurations and ducted air-conditioning. Current tenants include Harvey Norman, Toll and House of Hope.

Type	: Industrial
Price	: \$ 8,150,000
Building Size	: 26000 sqm
Land Size	: 30350 sqm
View	: https://www.whkcommercial.com.au/sale/nsw/-/kemblawarra/commercial/industrial/8045662



Harry Stefanou