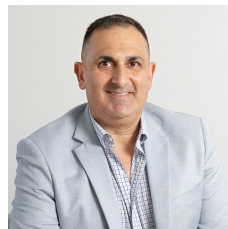


**3/10-12 Sylvester Avenue Unanderra NSW**

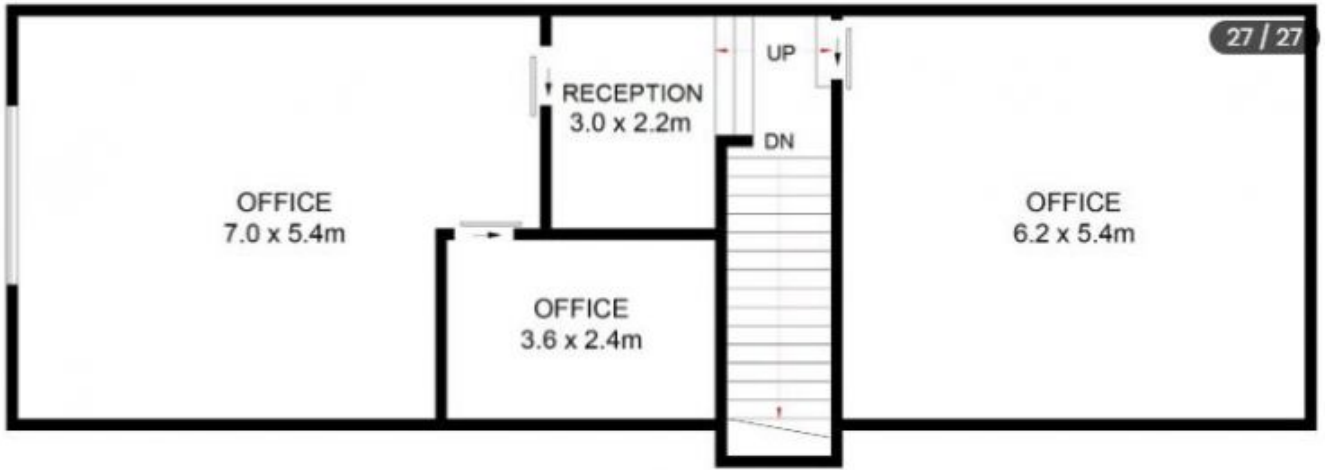


- \* 96 sqm warehouse and 86 sqm office approximately
- \* Fully fenced and secure complex
- \* Dual street frontages - Sylvester Avenue & Princes Highway
- \* Modern tilt up concrete panel construction
- \* 2 undercover car spaces, NBN and access to three phase power
- \* Potential to remove additional office space to expand height clearance and warehouse size - subject to terms and conditions

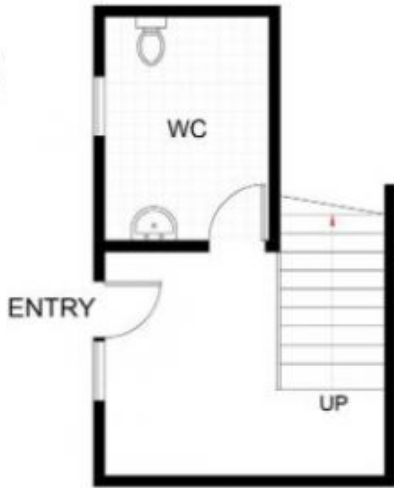
**Building Size** : 182 sqm  
**View** : <https://www.whkcommercial.com.au/lease/nsw/wollongong-illawarra/unanderra/commercial/industrial/8070129>



**Harry Stefanou**  
02 4229 6640



**UPPER LEVEL**



**ENTRY LEVEL**



(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)

3/10 Sylvester Avenue, Unanderra