



**Seven Hills**

2 

LEASED in 24 Hours      106 sq m (approx)

\*\*\*\*\* \$22,500 pa net + GST \*\*\*\*\*

- \* W/house - 84 sq m (approx)
- \* Office - 22 sqm (approx)
- \* 2 car spaces
- \* Clearance - 4.4m to 3.6m (approx)
- \* Renovated bathroom/shower
- \* Renovated office/kitchenette
- \* Bonus mezzanine storage - 73 sq m (approx)
- \* Built in work benches & materials raking
- \* Automatic roller shutter door - 2.95m wide (approx)
- \* Easy quick M2 & M7 motorway access

Perfect for the trades businesses and many other small business operators.

**Building Size** : 106 sqm  
**View** : <https://www.mahercommercial.com.au/lease/nsw/western-sydney/seven-hills/commercial/industrial/5723300>



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