



Brand New Industrial HQ

Industrial/Warehouse

20 Wicks Street, Bayswater, WA 6053

Floor Area:

3,853 m²

Land Area:

0.80ha (1.99 acres) (approx)

For Lease

\$465,800 P.A. Exc. GST



Property Description

- **Brand New Architecturally Designed**
- **11m* truss height**
- **Drive thru access/egress**

JLL & CBRE are pleased to present one of Perth's newest and most functional industrial facilities for lease. Architecturally designed, and extremely well thought out, this new tenancy offers will suit a multitude of occupiers. With its towering height and top of the range fire sprinkler system the warehouse operator can be easily accommodated. Workshop users - the property is engineered to take 50t gantry cranes and with approx 1,200sqm of concrete lay down space outside the 6m x 6m roller shutters, 886sqm* of canopy area and drive thru access, the facility can bring significant efficiencies rarely found in sites on the market today.

A corporate presenting front office split over 2 levels with an abundance of natural light, end of trip facilities and elevator access, make this office space a user friendly and highly professional offering that your employees will enjoy coming to.

Located within the new Tonkin Highway industrial estate, this brand new office / warehouse / workshop is located in close proximity to the Perth CBD, Perth Airport and the Midland rail line.

Key Features include:

- Land area: 8,041sqm
- Office: 481sqm *
- Workshop: 3,245sqm*
- Mezzanine: 136sqm*
- Canopies: 886sqm*
- Plus concrete hardstand
- Dual Street frontage
- Engineered to take upto 50t gantry crane
- Power approx 250amps capable of further upgrades...

Additional Details

Building Whole	Tenure Type Vacant Possession
Car Spaces 54	Outgoings \$110000
Zoning General Industry	

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