

# For Lease

## 14-16 Ash Street ORANGE

### MODERN TRADE SERVICES/INDUSTRIAL WAREHOUSE

Orange is the largest urban area in Central West New South Wales, population circa 40,000.

The diversified regional economy of Orange is centred on mining, health services and government administration.

### Location

Located on the southern side of Ash Street within Leewood Industrial Estate, 3 kilometres south east from the CBD

### Description

Large showroom with small internal manager's office  
Regular shape tenancy, with good window exposure onto Ash Street

Concrete hardstand with easy access from Ash Street  
Ample on-site car parking

Warehouse Lighting: High Bay Mercury Vapour  
Roller Door Height: 5 metres  
Air-conditioned Showroom: No  
Parking: 7 onsite

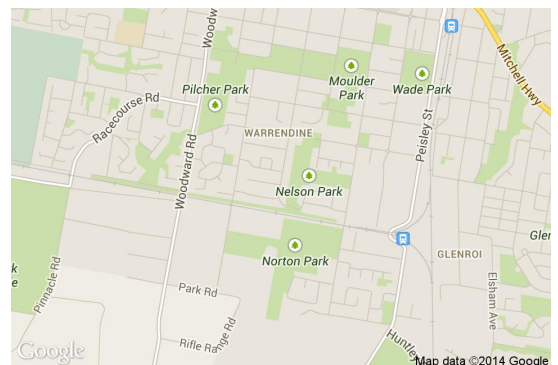
Zoning: IN1 General Industrial

Tenancy	Showroom Offices Amenities m <sup>2</sup>	W'hse m <sup>2</sup>	Other m <sup>2</sup>	Total Bldg m <sup>2</sup>	Rent (Ex GST) \$pa	\$/m <sup>2</sup>	Net/ Gross
No.14 Unit 2	360			360	\$45,000	\$125	Gross

### For more information please contact

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