

# For Sale

## 3 Gateway Crescent ORANGE

### COMMERCIAL LAND – GATEWAY BUSINESS PARK

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

Situated approximately 2.7 kilometres south east of Orange CBD in Gateway Business Park.

### Description

Sought-after location in Gateway Business Park off the Mitchell Highway at the eastern entrance to the City of Orange.

Level, fully serviced land suitable for a wide range of commercial uses.

Recent high quality developments in the park including motor vehicle dealerships, radio studios wholesale outlets, offices and service trades premises.

Land has benefit of a community title stormwater retention basin.

Other allotments for sale. See price schedule this page and plan over page

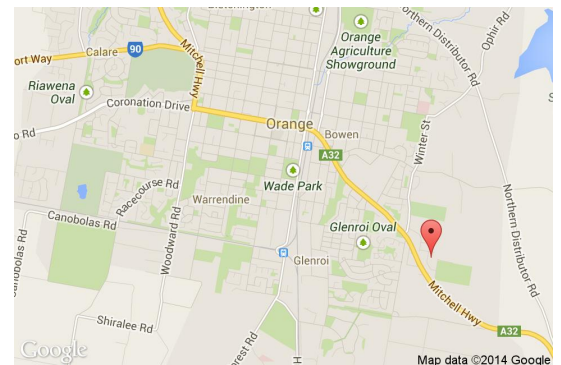
**Land Area:** 3559 sqm

**Zoning:** B6 Enterprise Corridor

**Price:** \$280 / sqm + GST



| The Gateway |                   |                        |
|-------------|-------------------|------------------------|
| No.         | \$/m <sup>2</sup> | Area (m <sup>2</sup> ) |
| 3           | \$280             | 3,559                  |
| 4           | \$300             | 2,200                  |
| 5           | \$280             | 3,502                  |
| 11          | \$170             | 2,902                  |
| 12          | \$180             | 2,208                  |
| 13          | \$182             | 2,184                  |
| 14          | \$296             | 2,045                  |
| 15          | \$110             | 3,486                  |
| 16A         | \$341             | 1,260                  |
| 19          | \$285             | 2,880                  |



**For more information please contact**

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