

For Lease

1 Leewood Drive ORANGE

HIGH EXPOSURE CORNER SITE

Orange is the largest urban area in Central West New South Wales, population circa 42,500.

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

Location

Located in Leewood Industrial Estate on the northern side of Leewood Drive, with 3 street frontages (Leewood Drive, Elsham Avenue & Blowes Road). 2.5kms south-east of the CBD.

Description

Prime position on Southern Distributor Road
Corner site (three street frontages)
In close proximity to the new Orange sporting complex (under construction), Orange Health Service and Bloomfield Medical & Retail precinct
Level, serviced land
Range of permitted uses (subject to Council approval) including: Highway service centres, Business premises, Office premises, Food and drink premises & Industrial

Warehouse Lighting:	Mixed Configuration
Roller Door Height:	2.20 metres
Parking:	Ample on-site parking
3 Phase Electricity Supply:	Yes
Secure Yard:	Yes

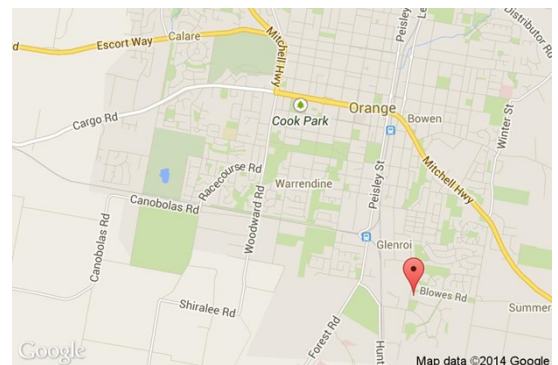
Factory W'hse m ²	Office Amenities m ²	Other m ²	Total Bldg m ²	Rent (Ex GST) \$pa	\$/m ²	Net/ Gross
	302	40	342	\$80,000	\$234	Net

Site Details

Land Area: 9,576 sqm
Zoning: E4 General Industrial

For more information please contact

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