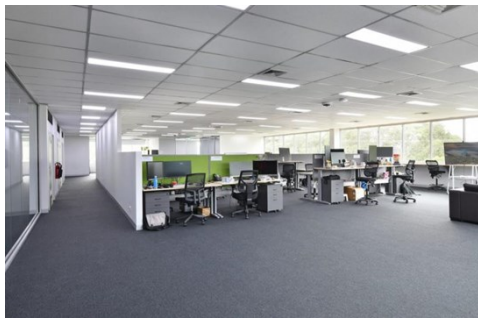


# For Lease

AREA m<sup>2</sup>: 3,744 RENT PA: \$468,000

LAWSON  
REAL ESTATE



## 93-97 NORMANBY ROAD, NOTTING HILL 3168


### GREAT LOCATION

#### DESCRIPTION:

Located in the heart of Notting Hill, only moments from the Monash Freeway via Blackburn Road the site also has great access to Ferntree Gully Road and Eastlink. The site conveniently sits only 17km's east of Melbourne's CBD.

#### Property features include:

- + 3,744sqm\* total building area
- + 503sqm\* corporate office and amenities
- + Functional warehouse with multiple roller door access
- + Large power supply
- + Secure rear yard
- + 49 car parking locations

Premises:	
Office Area m <sup>2</sup> :	503
Warehouse Area m <sup>2</sup> :	3,241
Total Area m <sup>2</sup> :	3,744
Rent:	\$468,000
Estimated Outgoings:	N/A
GST:	All prices are exclusive of GST
Car Spaces:	49
Council:	Monash City Council
Zoning:	SUZ6 Special Use Zone-Schedule 6
Contact:	
	<b>Mark Spigelman</b> 0419 324 342 mark@lawsonrealestate.com.au

[www.lawsonrealestate.com.au](http://www.lawsonrealestate.com.au)

P 03 9562 7633 | A 1/1 Hardner Road, MOUNT WAVERLEY, VIC 3149

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