



## 4/49 West Avenue, EDINBURGH, SA 5111

### Modern and Secure Warehouse

Located in the popular industrial suburb of Edinburgh and only minutes from the Northern Expressway, this is the perfect professional warehouse to take your business to the next level. The area has experienced significant business growth, making it an ideal location for a range of operations.

#### Key features:

- 217 sqm\* warehouse with office
- High clearance electric roller door
- 43 sqm\* rear yard
- Air conditioned office
- Bathroom and kitchen
- Secure site
- Ample shared car parking

**TYPE:** For Lease

**INTERNET ID:** 80P4845

#### RENTAL DETAILS

**Rent / Lease:**

[Contact Agent](#)

#### CONTACT DETAILS

**Elders Real Estate Gawler**

37 Murray Street

GAWLER, SA

08 8522 1988

RLA: 64256

**Jackson Dare**

0423 771 611

For further details please contact Jackson Dare 0423 771 611.

All information contained herein is gathered from sources deemed to be reliable. However, we cannot guarantee its accuracy and interested persons should seek their own enquiries. Some images are for illustrative purposes only.

\*approximately

- Land Area 217.00 square metres
- Commercial Type:
- Building Area: 267.00 square metres





4/49 West Avenue, Edinburgh



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(SCALE IN METRES)



Lin Andrews Real Estate RLA 134  
This document has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.  
Produced by The Fethouse Group