



Outline indicative only



77-79 Chapel Street, GLENORCHY, TAS 7010

Versatile Industrial Opportunity with Substantial Coolroom Infrastructure

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.



Elders Commercial is pleased to present to the market a substantial industrial leasing opportunity in the tightly held Glenorchy industrial precinct.

Comprising a significant 10,870 sqm\* landholding with extensive hardstand and a flexible warehouse footprint, this facility is ideally suited to occupiers requiring expansive storage, logistics, or temperature-moderated solutions.

The main 2,657 sqm\* warehouse includes multiple interlinked bays, generous internal clearances, and upgraded concrete hardstand giving access to the front entry.

The property includes substantial coolroom infrastructure. While currently decommissioned, the system is maintaining stable internal temperatures and is in use for wine storage. The facility offers potential to reinstate or upgrade this infrastructure, subject to assessment.

An additional feature is a standalone storage building, ideal for dry goods.

#### Key Features:

- 2,657 sqm\* warehouse with high-clearance bays and flexible layout
- Substantial existing coolroom capacity
- Large gravel hardstand at rear
- Separate storage building
- Strategic Glenorchy location only 7.5 km\* from Hobart CBD
- Available to occupy in October 2025

This is a rare opportunity to secure a well-configured industrial facility with broad appeal.

For further information or to arrange an inspection, contact George Burbury and Liam Coyle.

\*Approximate

\*\* Offering excludes a small retail tenancy within the site that is currently leased to another Tenant.

- Land Area 1.087 hectares
- Commercial Type:
- Building Area: 2,657.00 square metres
- Zoning: Light Industrial

**TYPE:** For Lease

**INTERNET ID:** SU114413

#### CONTACT DETAILS

**SURGA Hobart**  
5 Victoria Street  
HOBART, TAS  
03 6220 6999

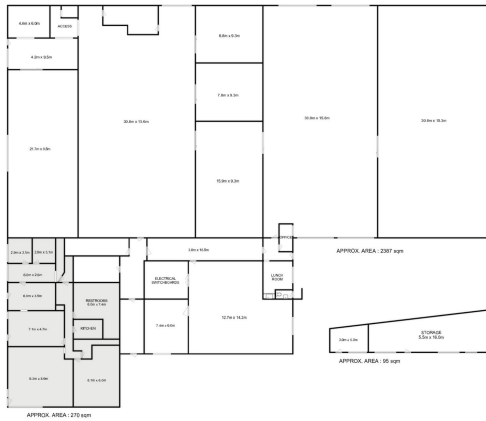
**George Burbury**  
0408 333 523











Total Approx. Floor Area : 2657 sqm  
Total Approx. Outbuilding Area : 95 sqm

All measurements are internal and approximate.  
This plan is a sketch for illustration, not valuation.  
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