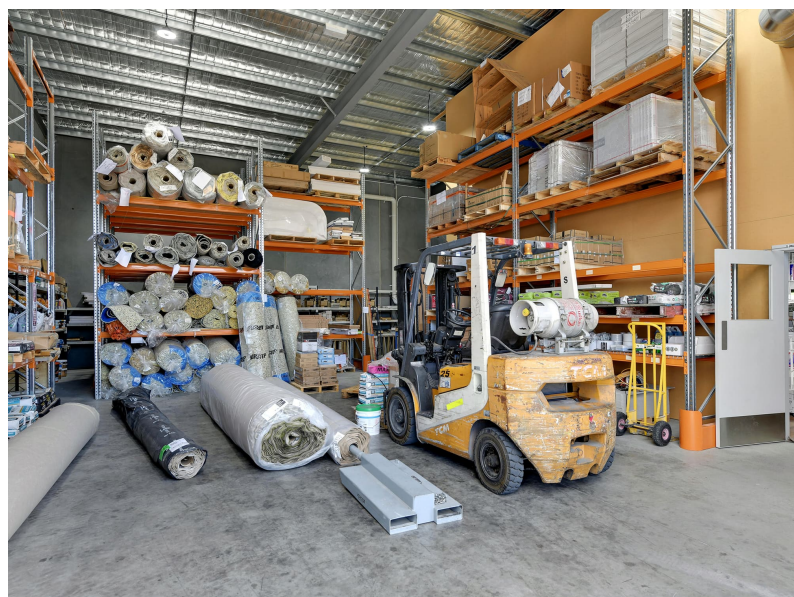




Unit 3, 2 Railway Court, CAMBRIDGE, TAS 7170

High Exposure Showroom, Office & Warehouse in Prime Cambridge Location

Elders Commercial is pleased to offer for lease Unit 3/2 Railway Court, located in the centre of Cambridge's industrial precinct. This well-configured property offers showroom frontage, a high-clearance warehouse, and a two-level office suited to a range of industrial, service, and trade-based uses.

This versatile property provides a total building area of 511â#-sqm*, comprising a 127â#-sqm* high-clearance warehouse with 6.7 metres internal clearance and a 4.8 metre high* x 4 metre wide* roller door. At the front the building provides a high clearance showroom, kitchenette, staff amenities, three offices and a boardroom. Climate control is provided via ducted heating and cooling in the showroom and a split system in the upstairs office. Natural light is a standout feature throughout.

Key features include:

- 511â#-sqm* total building area
- 127â#-sqm* high-clearance warehouse with roller door access
- Ground-level showroom with excellent natural light
- Staff amenities, kitchenette and multiple offices
- 6* on-site parking for staff and clients
- Available now

Strategically located near Hobart Airport and major arterial routes, this is a rare opportunity to secure a high exposure tenancy in one of Southern Tasmania's most tightly held industrial zones.

Contact George Burbury for further information or to arrange an inspection.

*approx.

- Commercial Type:
- Building Area: 511.00 square metres
- Zoning: Light Industrial

TYPE: For Lease

INTERNET ID: SU114911

RENTAL DETAILS

Rent / Lease:

[Contact Agent](#)

CONTACT DETAILS

Elders Hobart

5 Victoria Street

HOBART, TAS

03 6220 6999

George Burbury

0408 333 523

