

3/25-27 Hocking Street COBURG NORTH, VIC

**INVEST OR OCCUPY.
BRAND NEW OFFICE/WAREHOUSE**

Price: 345000

*Located in an established sought after industrial estate with easy access to Sydney Road and Bell Street

*Modern concrete tilt panel construction

*Suspended office with reverse cycle heating/cooling

*Roller shutter door container access

*On site parking

*Substantial tax depreciation benefits

*Stamp duty savings available if purchased before completion

Warehouse area:

256m²

Office area:

66m²

Total building area:

322m²

CONTACT: John Kalpakis 0412 500 250 for further information

Price: \$345,000

LOVE & CO

Love Commercial

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