



## Raine&Horne Commercial

**Contact** Jason Morris  
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**Type** Industrial

**Land** 961m2

## 42 Downie Street, Maryville Freestanding Warehouse With Parking

This concrete panel warehouse is in an IN(2) Light Industrial zoned area, yet is just five (5) minutes drive from Newcastle city.

- \* Warehouse area 223m2 (approx)
- \* Office area 140m2 (approx) with ducted air conditioning
- \* Mezzanine area 80m2 (approx)
- \* Auto roller door and three (3) phase power
- \* Four (4) on site car parks

A well appointed building that also includes a shower and separate male/female amenities.

Outgoings \$9,124 (approx) per annum.

