

SINCE 1935

HENZELLS

AGENCY

\$440,000



## SOLID COMMERCIAL INVESTMENT

### 4/ 11 Exeter Way, Caloundra West

~ Securely leased to established international company until November 2017 with a further 5 year option.

~ Brand new unit located in a modern complex of only 12 tenancies in the most sought after area of Caloundra West Industrial Centre.

~ Modern/professional facade with concrete mezzanine, bathroom and kitchen facilities with exclusive undercover tenant parking and ample customer parking.

~ Call now to inspect.

#### SIZE:

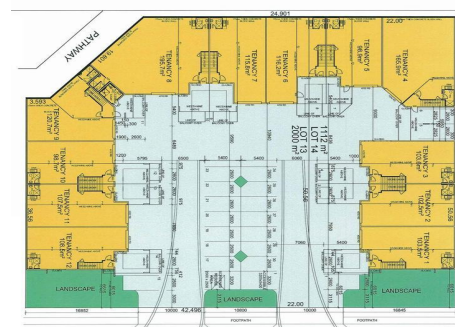
Ground Floor: 165.9 sqm

Mezzanine: 70.2 sqm

Balcony: 10.7 sqm

Total: 246.8 sqm

(Quote this reference when enquiring on this property: 356CS)



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