

## 2 & 4/39 Smithton Grove OCEAN GROVE, VIC

## **Unique Industrial Opportunity**

2/39 Smithton Grove - SOLD

An excellent opportunity presents to purchase a fantastically unique industrial factorette in the Ocean Grove industrial estate. Ideal for tradespeople or retailers, the 100sqm (approx.) industrial building offers businesses secure placement within a thriving estate environment (STCA).

Features include:

- -Secure frontage with automated electric gate
- -Heightened loading bay with remote roller door
- -Approx. 10m x 10m of open factory space
- -Separate parking allocation

Price: \$340,000 each plus GST

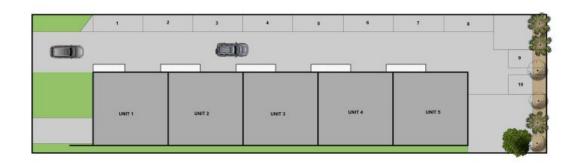
Property Type: Industrial

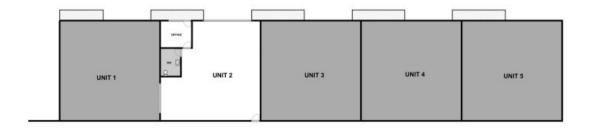
## **HAYDEN**

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Approx Area 104.3m<sup>2</sup>
Whist berns com as his made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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2/39 Smithton Grove, Ocean Grove

