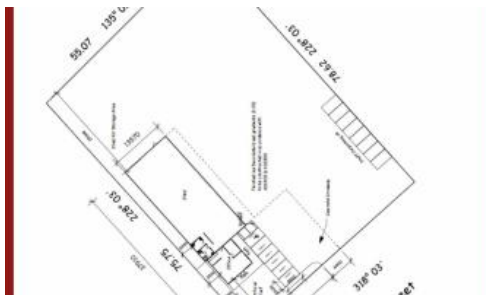


Leased



28 Schubert St, Cobram



## For Lease: Premium Industrial Shed with Modern Office Space

Elevate your business with this impressive, near-new industrial shed located in Cobram's bustling industrial hub. Designed with both functionality and comfort in mind, this property offers:

- A stunning office area, complete with a welcoming reception, two private offices, and amenities including toilets with a shower.
- Four huge (4825h x4270w) automatic roller doors, ensuring seamless access and workflow efficiency.
- Excellent lighting throughout, supported by 3-phase power to meet all your operational needs.
- A generous yard space, perfect for storage, parking, or maneuvering heavy vehicles.
- Additional Caretakers two-bedroom, one bathroom cabin with fully functional kitchen with heating & cooling. (available for additional \$\$)

This property provides the ultimate combination of industrial practicality and professional office appeal. Act quickly to secure this premium space for your business.

**Contact us today for more details or to arrange an inspection!**

4,245 m<sup>2</sup>

<b>Price</b>	\$950.00 pw plus GST & Outgoings
<b>Property Type</b>	Commercial
<b>Property ID</b>	4970
<b>Land Area</b>	4,245 m <sup>2</sup>
<b>Warehouse Area</b>	469 m <sup>2</sup>

### Agent Details

Amanda Ramsay - 0439 533 292

### Office Details

Cobram  
33 High Street Cobram VIC 3644  
Australia  
03 5871 1025



These details have been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information herein is correct, we do not take responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.