



**30/76B Edinburgh Road Marrickville NSW**

1 

Combine your workspace, office and storage needs into a modern and functional work-cell. A business premise offering a unique working lifestyle.

Unit 30

Ground Floor: 29sqm

Mezzanine Office: 17sqm

- \* 1 Car Space
- \* 6m internal warehouse clearance
- \* Wide motorised roller doors
- \* Awning over roller door providing all weather loading
- \* Quality Mezzanine Office with floor to ceiling glass facade
- \* Carpeted and Air-conditioned office
- \* Security cameras to all units
- \* NBN internet connection
- \* 3 Phase power
- \* Small kitchenette on ground floor

**Price**

: Contact the Agent

**Building Size**

: 46 sqm

**View**

: <https://www.cityalliance.com.au/lease/nsw/inner-west/marrickville/commercial/industrial/7999989>

**UNIT 11 + 29**  
W/house: 29 sqm  
Mezzanine: 17 sqm  
Total: 46 sqm  
Parking: 1

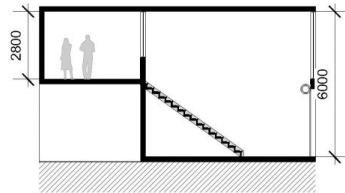
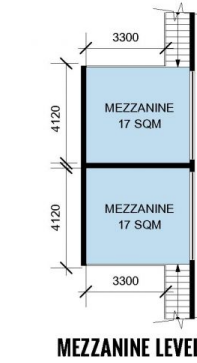
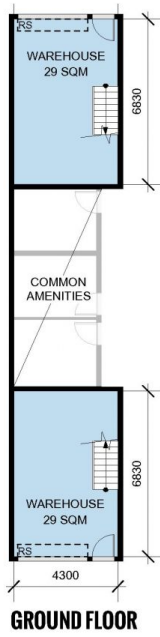
**UNITS 30 + 48**  
W/house: 29 sqm  
Mezzanine: 17 sqm  
Total: 46 sqm

**UNITS 12-28**

W/house: 47 sqm  
Mezzanine: 16 sqm  
Total: 63 sqm  
Parking: 1

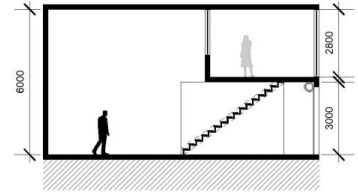
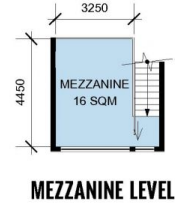
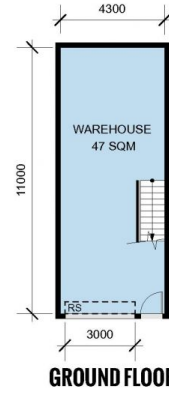
**UNIT 47**

W/house: 47 sqm  
Mezzanine: 16 sqm  
Total: 63 sqm



**PRECINCT 3**

**UNITS 11, 29, 30, 48**



**PRECINCT 3**

**UNITS 12-28 + 47**