









## 10-12 Girawah Place Matraville NSW

Work Pod Unit 34 Ground Floor: 27.9sqm Mezzanine: 21.6sqm

A quality industrial unit offering functional warehousing with walk up mezzanine. Benefits include: wide driveways, undercover loading and easy access around the estate.

- \* 3m wide x 2.85m high motorised roller shutter door
- \* Kitchenette with hot & cold water
- \* CCTV Cameras and Alarm System installed
- \* Designated communal loading zone with combined wash bay

These ground level units allow occupants to combine work-space and storage needs in a single modern and functional work cell. Designed on a grid of 4.5m wide by 6m deep to comfortably accommodate a motor vehicle. These

Building Size: 49.5 sqm

**View**: https://www.cityalliance.com.au/lease/ns

w/eastern-suburbs/matraville/commercia

l/industrial/8005899

## **WORK PODS WORK PODS UNIT TYPE 03** UNIT TYPE 04 MIRROR OF TYPE 03 UNITS: 30, 32, 34, 36, 39, 41, 43, 45 UNITS: 29, 31, 33, 35, 40, 42, 44, 46 TYPICAL AREA: 49.5 m2 TYPICAL AREA: 49.5 m2 WORK POD WORK POD WORK POD WORK POD 5090 4500 LOW HEIGHT -GROUND FLOOR PLAN GROUND FLOOR MEZZANINE PLAN GROUND FLOOR PLAN GROUND FLOOR MEZZANINE PLAN **WORK PODS UNIT 28** AREA: 48.6 m2 WORK POD WORK POD

THE BOROUGH SPIRECORP

Job Number: 1960 Scale: 1:100 @ A3 Plot Date: Drawn By: 9/12/21 AH

FOR MAR

Project: PROPOSED COMMERCIAL PREMISES AT 10-12 GIRAWAH PLACE (LOT 5 & 6, 1901 BOTANY ROAD) MATRAVILLE 2036

Drawing Name: UNITS: WORK PODS - SHEET 1

4185

AMENITIES

DRIVEWAYA.OA ELEC/COMMS

MINI WAREHOUSE

GROUND FLOOR MEZZANINE PLAN

WORK PODS

WAREHOUSE

WASTE ROOM

CLEANERS ROC

GROUND FLOOR PLAN