



## 4/43 Accolade Avenue MORISSET NSW

Rare opportunity to lease a premium warehouse of this size with high quality design features in this first-class complex. Ideal for small business, showrooms, storage, hobby shed, or investment. This unit is one not to miss.

An excellent building and location to expand or start your business. There is plenty of on-site and street parking and the property is within walking distance of the popular Yard brewery.

Ideally positioned within the Morisset Industrial and Business Estate with easy access to the M1 north to Newcastle and south to Sydney.

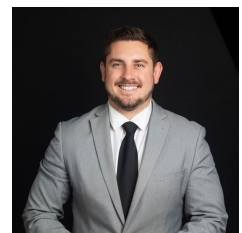
Features include:

- \* Mineral-stained precast concrete panels
- \* Double glazed windows + entry door

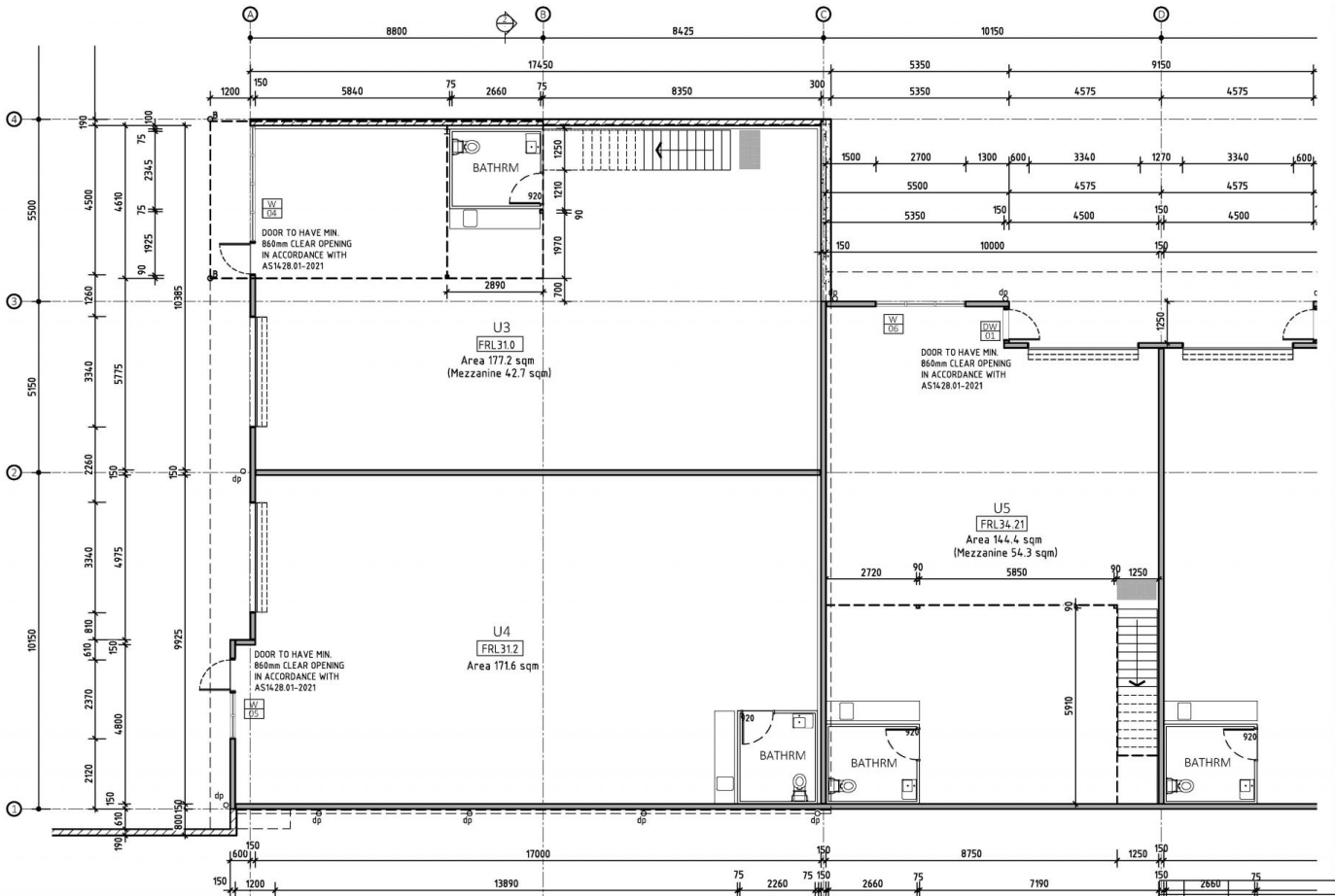
**Price** : \$1950 / Month + Outgoings + GST  
**Building Size** : 171 sqm  
**Land Size** : 171 sqm  
**View** : <https://www.lawsonre.com.au/8056314>



**Ben Lawson**  
0412552024



**Mitchell Petty**  
0249733111



<b>AQUA</b> AQUA PTY LIMITED 2/A ENTERPRISE CLOSE, WEST GOSFORD, NSW, 2250 M: 0404 092 834	These drawings & designs are the property of MJC Cassidy & Associates Pty. Limited and shall not be reproduced without explicit written consent of the owner	<b>MJC</b> M.J.CASSIDY & ASSOC. PTY.LTD. 0437291376	Ref No. 2001_0270	Location 43 ACCOLADE AVE., MORISSET N.S.W.	Drawing U3-5 GROUND FLOOR PLAN	Revision R1 Date MAY 2002	Scale 1:100 @ A3
			Date MAY 2002	Description A04			