



## 41 Accolade Avenue MORISSET NSW

ACCOLADE COURT - MORISSET STRATEGIC ECONOMIC CENTRE

CONSTRUCTION COMMENCED. Completion estimated Q1 2025.

These boutique, brand new units are conveniently positioned in the heart of Morisset Industrial & Business Centre, walking distance to nearby cafes, bar and only minutes' drive to Morisset CBD and surrounding residential precincts.

These properties are designed to cater for a range of low-impact industrial activities, E-Commerce, research and technology industry, service industry and storage.

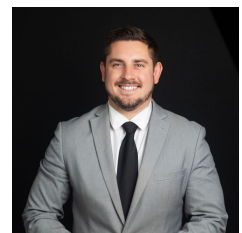
\* Modern functional design

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**Price** : Starting at \$580,800 + GST - Contact agent  
**Land Size** : 200 sqm  
**View** : <https://www.lawsonre.com.au/8108814>



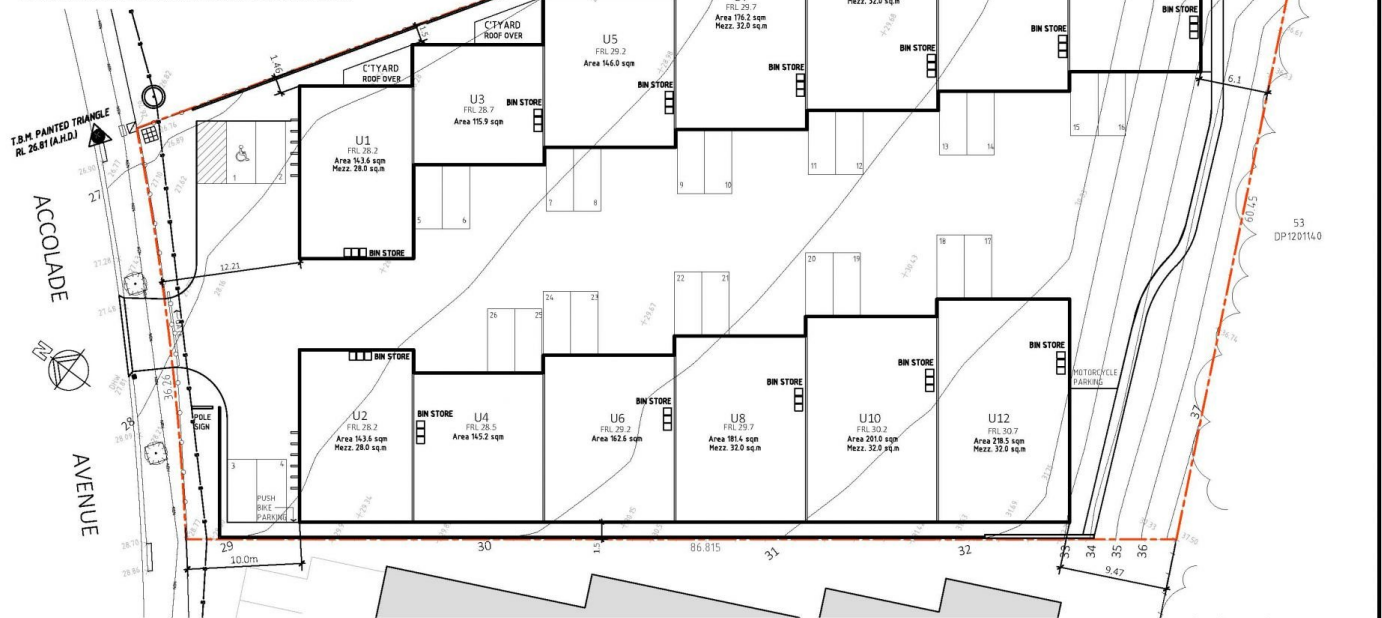
**Ben Lawson**  
0412552024



**Mitchell Petty**  
0249733111

## GENERAL NOTES

- ALL CONSTRUCTION TO COMPLY WITH THE CURRENT PROVISIONS OF THE BUILDING CODE OF AUSTRALIA (BCA) & ANY APPLICABLE AUSTRALIAN STANDARD
- SITE INFORMATION SHOWN ON THIS DRAWING HAS BEEN SUPPLIED BY OTHERS. NO RESPONSIBILITY IS TAKEN FOR ITS AUTHENTICITY OR ACCURACY.
- THE BUILDER SHALL VERIFY LOCATION OF SERVICES, VEGETATION AND DIMENSIONS PRIOR TO COMMENCEMENT. ANY DISCREPANCIES SHOULD BE REPORTED TO THE DESIGNER
- FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALE
- DIMENSIONS ARE IN MILLIMETRES U.N.D.
- CONTOURS & R.L.'S ARE IN METERS LEVELS SHOWN ARE TO THE AUSTRALIAN HEIGHT DATUM (A.H.D.)
- ALL DIMENSIONS SHALL BE CHECKED AND VERIFIED BY THE BUILDER PRIOR TO COMMENCEMENT OF WORKS.
- ALL REINFORCED CONCRETE SHALL BE IN ACCORDANCE WITH ENGINEER'S DETAIL DRAWINGS
- ALL ROOF WATER TO BE COLLECTED IN A SERIES OF GUTTERS & DOWNPIPES AND DRAINED TO THE EXISTING STORMWATER SYSTEM.
- ALL DOORS TO ACHIEVE THE REQUIRED MIN. 860mm OPENING REQUIRED BY AS1428.1-2021
- ALL STAIRWAYS TO COMPLY WITH CLAUSE 11 OF AS1428.1-2021.
- THE AREA UNDER ALL STAIRWAYS IS NOT TO BE ENCLOSED.
- TACTILE GROUND SURFACE INDICATORS (TGS) TO BE INSTALLED AT THE BASE AND TOP OF EACH STAIRCASE IN ACCORDANCE WITH AS1428.4.1-2009 & AS1428.1-2009.



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					Revision		
					Scale 1:300 @ A3		A01