

## INDUSTRIAL VPT

### 8 Terrace Place, Murarrie QLD, Australia



### Description

Modern freestanding sprinklered tilt slab clear span warehouse with associated offices/showroom (9.49%). The property has a total GLA of 8,852 sqm (as surveyed) on a site of 16,610 sqm, with a site coverage ratio of 53%.

### Location

The property is located at Murarrie, an established industrial suburb of Brisbane, located approximately 10 kilometres by road south east of the Brisbane CBD. The property is situated to the south-west corner of the intersection of Metroplex Avenue and Terrace Place, within the "Metroplex on Gateway" industrial Estate.

Surrounding Development within the estate comprises a mix of warehousing/distribution centres and hi-tech industrial premises. The property is well located providing easy access to the Gateway Arterial, Brisbane City, the Gold Coast and Sunshine Coast.

Surrounding tenants include Toll Transport, Queensland Newspapers and LG.

### Key Information

<b>Ownership</b>	VPT	<b>Car Spaces</b>	62
<b>Acquisition</b>	17/07/2007	<b>Occupancy as at 30/6/2009</b>	100%
<b>Purchase Price (\$,000)</b>	16,530	<b>No. Of Tenants</b>	1
<b>Book Value (\$,000)</b>	13,800	<b>WALE as at 30/6/2009</b>	5.0 years
<b>Net Lettable Area</b>	Other: 8,852sqm	<b>Age of Building</b>	1999

### Contact Details

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