



## 12 Hemisphere Street, Neerabup WA

### KEY INFORMATION

#### Address

12 Hemisphere Street, Neerabup WA

#### Price

Contact Agent

#### Type

Commercial / Industrial/Warehouse

#### Land Area

N/A

#### Build Area

1197 sqm

#### Car Spaces

N/A

#### Listing Type

Lease

Agora Property Group is pleased to present this brand new, purpose-built freestanding warehouse and office facility For Lease in the tightly held Neerabup Industrial Area. Situated on a 3,334 sqm lot at the corner of Hemisphere Street and Longitude Avenue, this exceptional property offers a rare opportunity to secure a large-format, high-specification industrial premises.

The property offers the following:

- ? Warehouse area of 1,127 sqm plus a 70 sqm office.
- ? 150 sqm separate office which can be leased separately or with the warehouse.
- ? Freezer and Packing Area is not For Lease.
- ? High bay warehouse
- ? Three high bay roller doors.
- ? Ample onsite car bays
- ? Prominent Signage opportunity
- ? Concrete tilt-up panel construction throughout

### AGENT INFORMATION



**Shannon Swarts**  
ASSOCIATE DIRECTOR

D. 08 9386 9981

M. 0448218629

Office/warehouse: 1,197sqm

Separate two level office: 150sqm

Rent: Contact Agent.

Contact Shannon Swarts or Jonathan Kilborn to discuss in more detail.



**Jonathan Kilborn**  
PRINCIPAL AND LICENSEE

08 9386 9981

0404 796 137



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Nedlands WA 6009

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