

Unit 1/77 Industrial Circuit, Cranbourne West



For Lease

Street Frontage - No Body Corporate

Central location with near-immediate access to Thompsons Road, Wester Port Highway, and Evans Road.

This near-new warehouse will allow your business to take the next step.

Key features include:

- * Available now
- * Total building area: 336sqm*
- * Inclusive of a 68sqm* airconditioned first floor office
- * Amenities with kitchenette
- * Warehouse height up to 8m*
- * Motorised roller door 5.5m* high
- * 5 carparks

- * Fully fenced with motorised gate
- * No body corporate
- * Outgoings circa \$8,400 p.a. *

For further information or to arrange an inspection, please contact the listing agents.

DISCLAIMER:

* All information and measurements are approximates. Please refer to Contract of Sale and/or Lease documentation. All images subject to copyright.

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PROPERTY DETAILS

Property ID

3P6352

Available from

Thursday, 26th February 2026

Price

\$44,000 p.a. + GST + Outgoings

Agents

James Dodge

0488 586 896

jamesd@nicholscrowder.com

Thomas Gordon

0456 353 432

thomasg@nicholscrowder.com

Nichols Crowder Carrum Downs

03 9775 1535

request@nicholscrowder.com

nicholscrowder.com.au

Nichols Crowder Carrum Downs, 1 Colemans Road, Carrum Downs VIC 3201

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