



1/91
SKYDECK STEEL
STEEL CONSTRUCT AUSTRALIA

BYST

FOR LEASE
91 DARLINGTON DR
YATALA

BUILDING 1 WAREHOUSE

Property Features

- 2750m² tilt panel warehouse
- 200m² office with internal fitout in place
- Minimum 7m internal clearance
- Designed for optional 2 x 5t gantry cranes
- B Double drive through access
- 7m wide electric roller doors
- 750kva transformer on site
- High Impact Industry Zoning
- Fully concreted and fenced tenancy

Building 1, 91 Darlington Drive

Office Area	200m ²
Warehouse Area	2750m ²
Rental	\$516,000 + GST
Outgoings	Approx \$105,000 + GST
Available	March 2025
Additional Rent - 2x5t cranes	\$76,000 + GST per annum



BUILDING 5

LOW SITE COVER

Property Features

- 1.2ha site with up to 10,000m² dedicated hardstand
- 2000m² clearspan warehouse
- 100m² office with internal fitout in place
- Access via 2 x 5m wide roller doors and 2 x large sliding doors
- B Double drive through access
- 750kva transformer on site
- High Impact Industry Zoning

Building 5, 91 Darlington Drive

Office Area	100m ²
Warehouse Area	2000m ²
Hardstand area	Up to 10,000m ²
Rental	Warehouse - \$175/m ² Concrete Hardstand - \$55/m ²
Outgoings	TBC
Available	Now



BUILDING 7 & 8

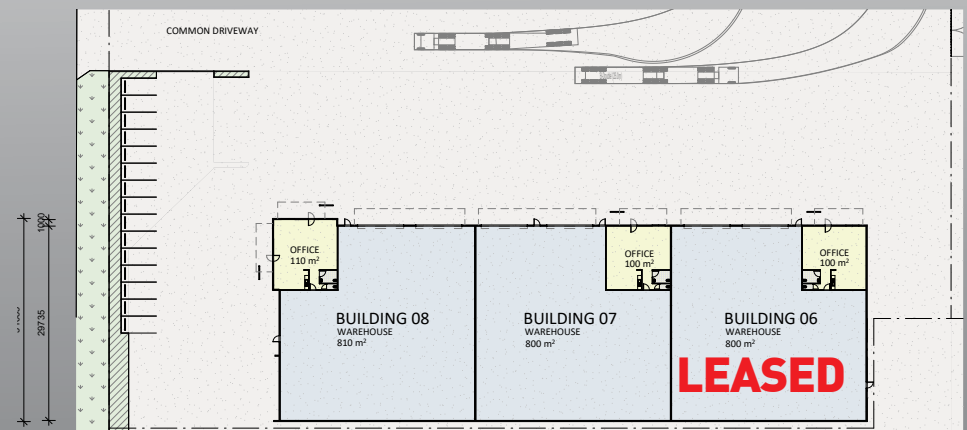
NEW UNITS

Property Features

- Brand new tilt panel units
- 800m² warehouses with 100m² office
- Dual 5x7m electric roller doors
- Semi trailer access
- High Impact Industry Zoning
- On site parking
- Option for additional concrete hardstand at rear

Buildings 7 & 8, 91 Darlington Drive

Office Area	100m ²
Warehouse Area	800m ²
Hardstand area	up to 10,000m ²
Net Rental	Warehouse - \$205/m ² Hardstand - \$55/m ²
Outgoings	TBC
Available	March 2025





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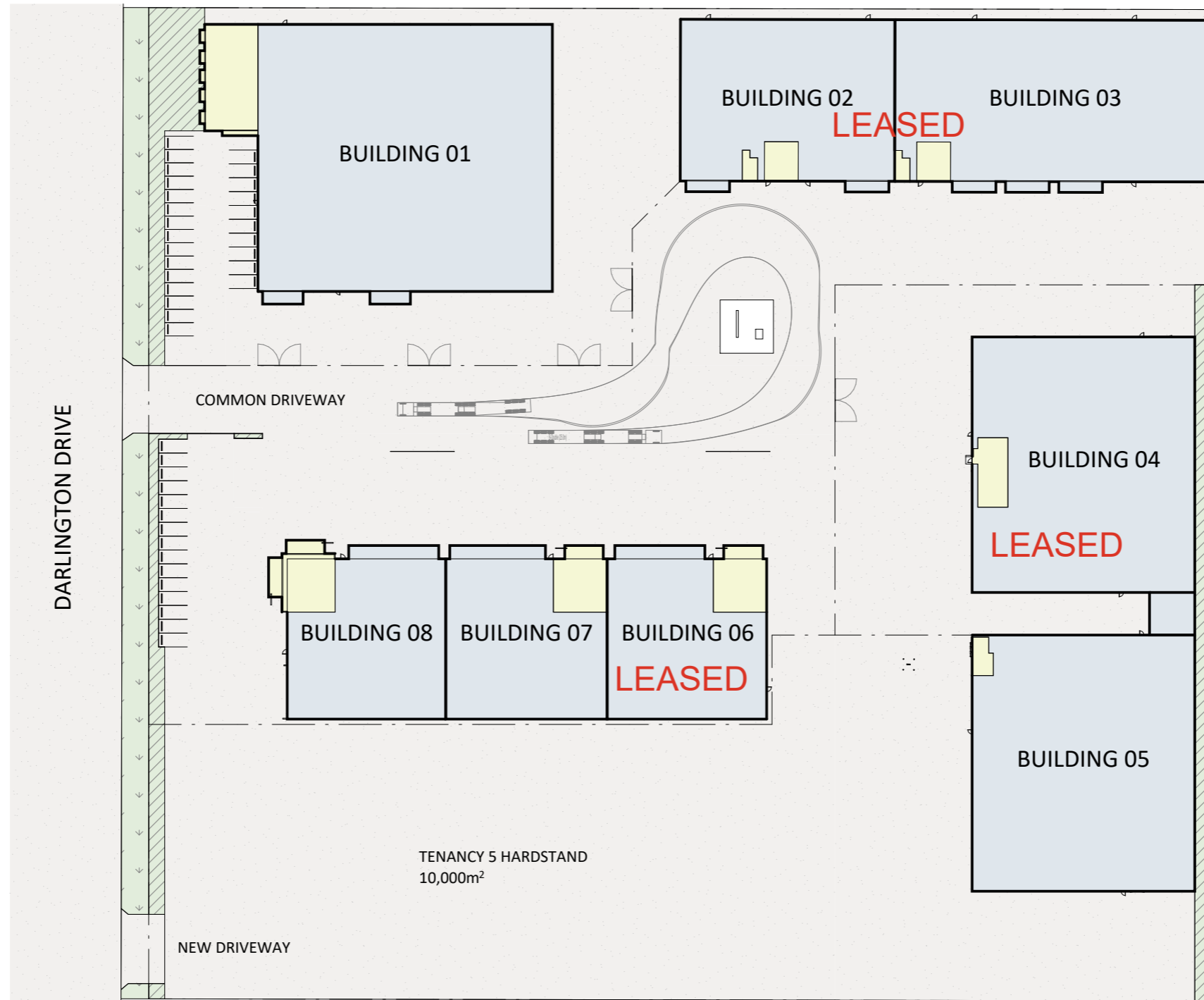
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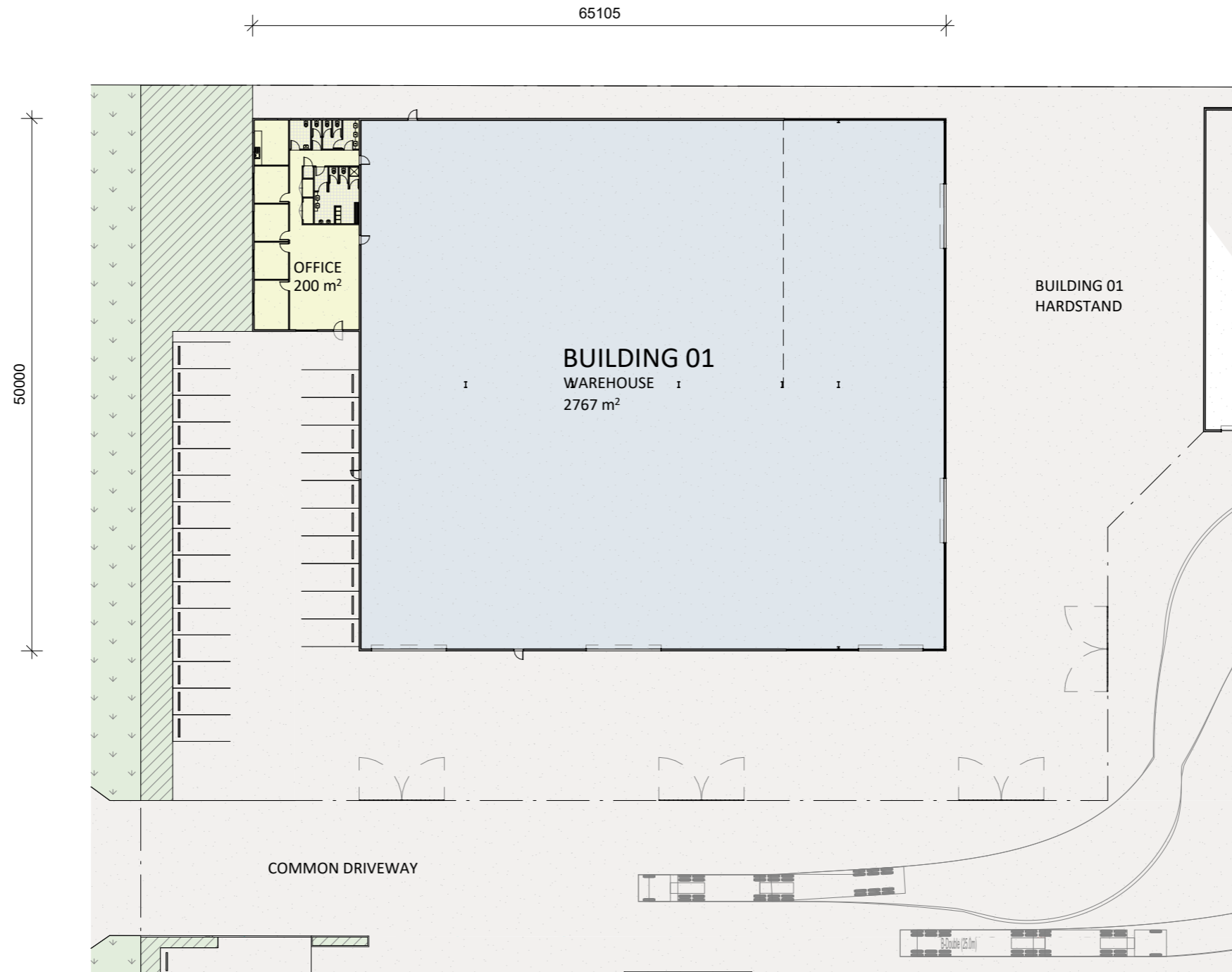
1/91 HYDECK STEEL
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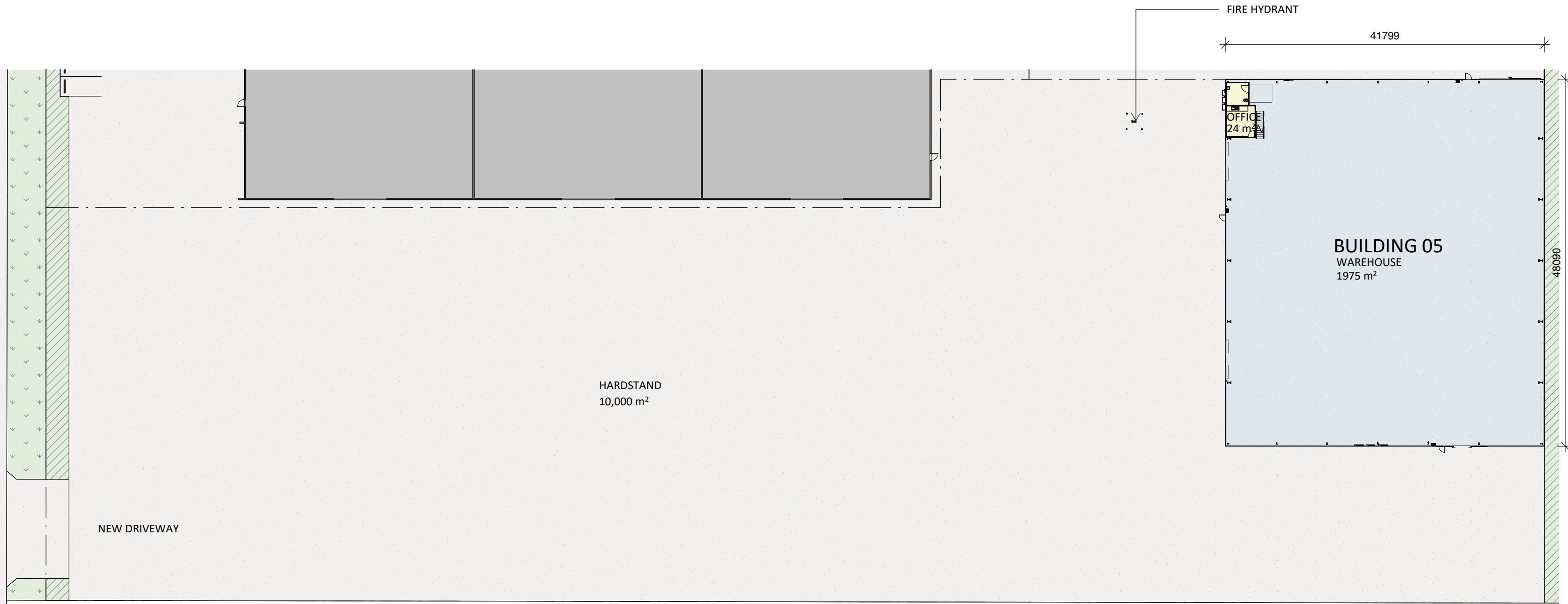


1 SITE PLAN - NEW WORKS
1 : 1000

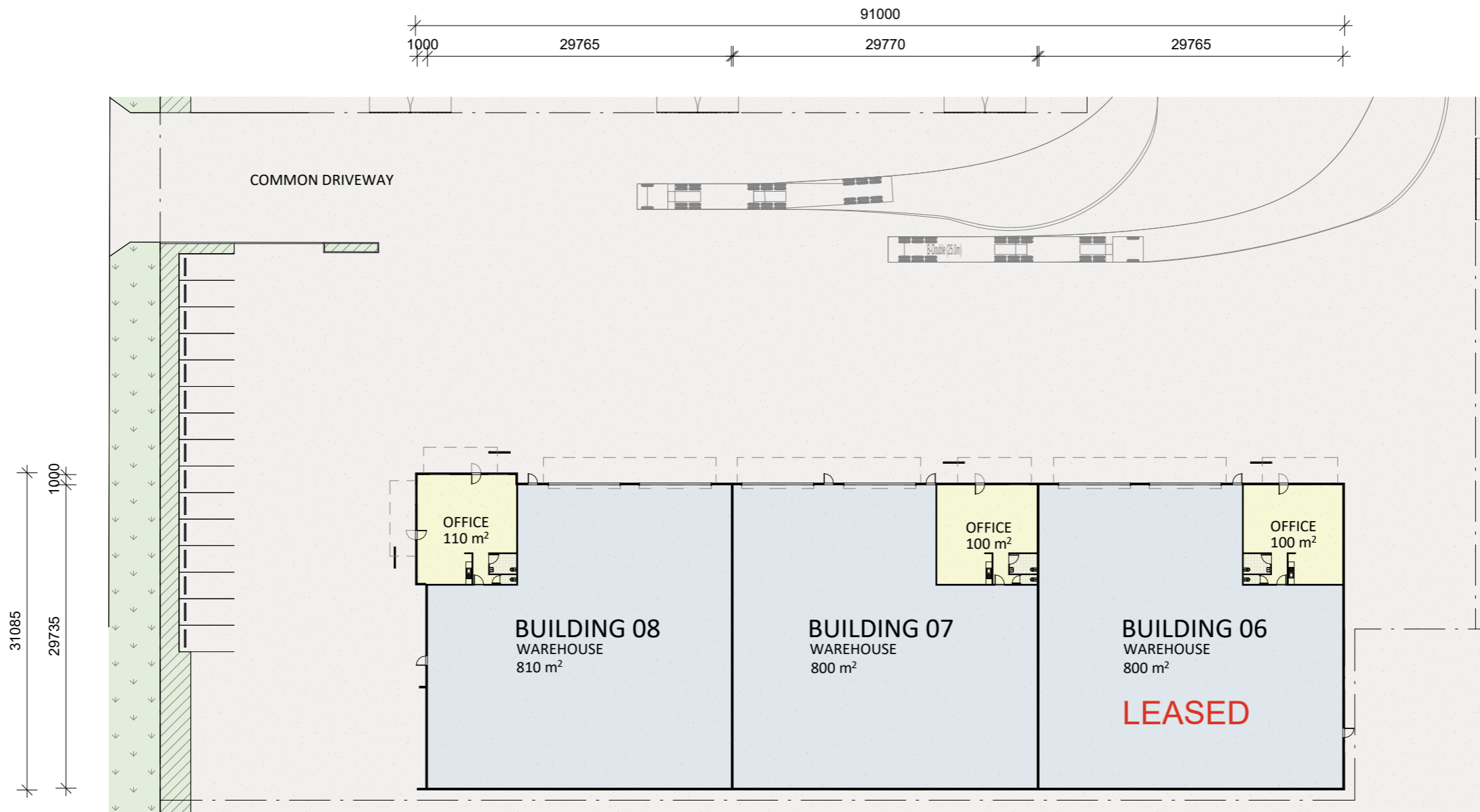
NOTE:
ALL SET OUT AND DIMENSIONS TO BE CONFIRMED ON SITE



1 TENANCY PLAN - BUILDING 01
1 : 500



1 TENANCY PLAN - BUILDING 05
1 : 500



1 TENANCY PLAN - BUILDING 06, 07 & 08
1 : 500