



63-85 Turner Street, Port Melbourne

THE PERFECT CITY FRINGE OFFICE & WAREHOUSE

NSL Property Group is pleased to present 63-85 Turner Street Port Melbourne For Sale via an Expressions of Interest campaign closing Thursday 10th April 2025 at 3pm (unless sold prior).

This city fringe office & warehouse sits within a premier commercial precinct and is ripe for the astute occupier and investor.

Positioned in an established and exclusive precinct of Port Melbourne close to the West Gate Freeway Interchange and Lorimer Street interchanges, the property offers flexible Commercial 2 Zoning.

Key Features include:

- Total Building Area: 754sqm
- Total Land Area: 466 sqm
- Includes Clear Span Warehousing 167 sqm
- Roller Door Access
- Corporate Offices Over 2 Floors - Level 1 Vacant With Potential Income Of \$60,000 pa
- Ground Floor Securely Leased to National Tenant Paying \$104,000 pa (net) On A New 3 Year Plus A Three Year Option
- 15 car spaces on title
- Occupy or Invest Or A Combination Of Both - The Choice Is Yours

For further information on this asset or to discuss your Port Melbourne property

15 466 m2

Price	Contact NSL Property Group
Property Type	Commercial
Property ID	271
Land Area	466 m2
Office Area	587 m2
Warehouse Area	167 m2

AGENT DETAILS

Guy Naselli - 0413 750 744

OFFICE DETAILS

NSL Property Group
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