



# CRABTREES

REAL ESTATE



### 3/13-17 Japaddy Street MORDIALLOC VIC

Office / Warehouse opportunity in great location, features include:

- \* Good internal clearance
- \* Container height roller door (4.85m)
- \* Ample Power available
- \* Great location close to Boundary Road
- \* Partitioned offices of 86 sqm approx with a bonus of a further 44sqm in the warehouse
- \* 8 carparks on site

**Price** : \$575,000  
**Building Size** : 615 sqm  
**View** : <https://www.crabtrees.com.au/sale/vic/bayside/mordialloc/commercial/industrial/5861557>

For further details and inspections contact:

<https://www.crabtrees.com.au>

Crabtrees Real Estate is built on history, reputation and expertise. We offer a level of knowledge others can't match.