



## 63 Fergus Lane Cranbourne West VIC

Crabtrees Real Estate are pleased to offer 63 Fergus Lane, Cranbourne West for Lease.

The property is located on a prime corner and provides excellent access to major road networks including Thompsons Road, South Gippsland Highway, Western Port Highway and EastLink.

Property features include:

- + Air conditioned office: 32 sqm
- + High clearance warehouse: 253 sqm
- + Total building area: 285 sqm
- + Two roller door access
- + Fenced front concrete apron with auto gate
- + Corner location

**Price** : \$49,000 pa  
**Building Size** : 285 sqm  
**Land Size** : 576 sqm  
**View** : <https://www.crabtrees.com.au/lease/vic/south-east/cranbourne-west/commercial/industrial/7563430>



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