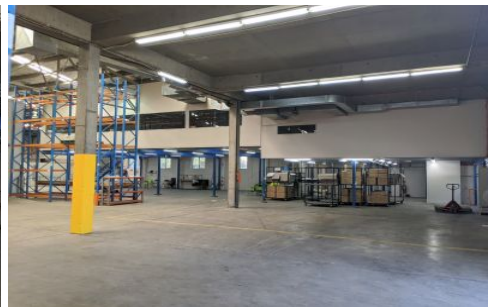



# GUNNING



## 57-59 Dunning Avenue Rosebery NSW

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This highly functional warehouse facility is located in the heart of Rosebery with fantastic corner exposure. The property offers an opportunity to occupy on a flexible lease terms with B4 mixed use zoning.

### Features include:

- ? High warehouse clearance
- ? Access via two (2) container roller doors with the second being a loading dock
- ? Ample 3 phase power, with sub-station onsite
- ? Large coolroom with optional freezer room
- ? Modern mezzanine office with staff amenities overlooking warehouse
- ? Zoning: B4 Mixed Use
- ? Ideal for food & beverage distribution / manufacturing, general warehousing or micro-brewery and with showroom

**Price** : Price on application  
**Building Size** : 1917 sqm  
**Land Size** : 1366 sqm  
**View** : <https://www.gunningre.com.au/lease/nsw/eastern-suburbs/rosebery/commercial/industrial/5731660>



**William Gunning**  
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