



### 3/31 Lugard Street Penrith NSW

PRD Commercial have been appointed Exclusive Marketing Agents to offer the prestigious new units located at 31 Lugard St Penrith.

Strategically located in the heart of the North Penrith Industrial Precinct which is an integral part of the Western Sydney growth corridor.

Just 2.5kms (approx) to Penrith station, 5kms (approx) to the M4 Motorway and only 27kms (approx) to the new Badger Creek Airport site.

#### Size

Office 39m<sup>2</sup>  
Warehouse 220m<sup>2</sup>  
Total 259m<sup>2</sup>

#### Description

The property features the following:

- Boutique 4 unit complex
- Architecturally designed with state of the art construction
- Direct street frontage with separate driveway
- Secure concrete panel construction
- High Internal Clearance
- Full container height roller door

**Building Size** : 259 sqm

**View** : <https://www.prdcommercialwest.com.au/sale/nsw/western-sydney/penrith/commercial/industrial/6322043>



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