



**1/6 Coal Wash Drive MAYFIELD WEST NSW**

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Expose your business with this perfectly positioned opportunity in the Steel River Industrial Estate only a short distance from Newcastle CBD.

This thriving precinct is serviced by numerous major roads with exceptional connectivity to surrounding residential and commercial hubs.

Highlights include:

- Glazed shop front entry
- Light filled warehouse
- Large automatic roller door
- Kitchenette & Bathroom
- Two onsite car spaces

**Price** : Contact Agent  
**Building Size** : 160 sqm  
**View** : <https://www.ronisrealestate.com.au/lease/nsw/newcastle-region/mayfield-west/commercial/industrial/8145992>



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