

# Incredible value opportunities at Geraldton's Narngulu Industrial Area:

Narngulu Industrial Estate from \$9.90/sqm



Situated close to other industrial amenities and with flexible development options available, don't miss this fantastic opportunity to find land to suit your business needs.

- Located 12km south-east of Geraldton, close to the airport and key roads
- Zoned 'General Industry'
- Near port, rail, road and air transport routes
- Unserviced

## Narngulu Industrial Estate

4.55ha available, with flexible land options:

1 land parcel - 4.55ha (up to 32 lots, 27 titles);

2 land parcels - 2.33ha and 2.23ha (up to 16 lots each); OR

4 land parcels - 1.21ha, 1.11ha, 1.01ha, 1.21ha (up to 8 lots each)

*Lot configuration and pricing overleaf.*



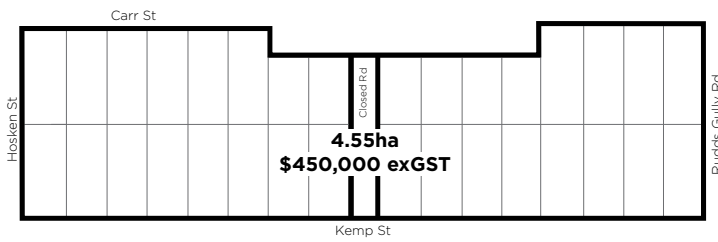
Contact Phil Sorgiovanni on 0419 568 256 or 9921 4455

Email: [phil@activewestre.com.au](mailto:phil@activewestre.com.au)

[developmentwa.com.au/narngulu](http://developmentwa.com.au/narngulu)

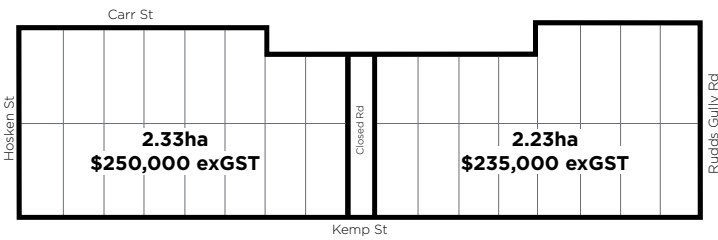
# Purchasing Options

## Option 1: 4.55ha land parcel



<b>Option 1</b>	45,540m <sup>2</sup>	\$450,000 +GST
(32 lots)		

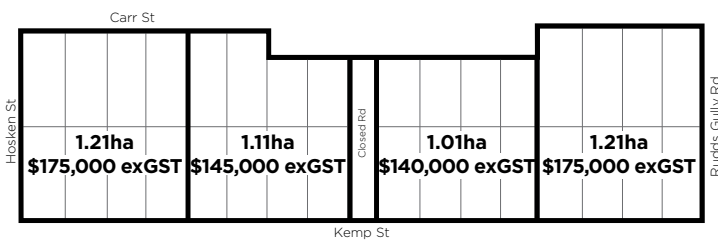
## Option 2: Approximately 2.3ha land parcels



<b>Option 2a</b>	23,276m <sup>2</sup>	\$250,000 +GST
(16 lots)		

<b>Option 2b</b>	22,264m <sup>2</sup>	\$235,000 +GST
(16 lots)		

## Option 3: Approximately 1.1ha land parcels



<b>Option 3a</b>	12,144m <sup>2</sup>	\$175,000 +GST
(8 lots) -		

<b>Option 3b</b>	11,132m <sup>2</sup>	\$145,000 +GST
(8 lots) -		

<b>Option 3c</b>	10,120m <sup>2</sup>	\$140,000 +GST
(8 lots) -		

<b>Option 3d</b>	12,144m <sup>2</sup>	\$175,000 +GST
(8 lots) -		



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All dimensions and areas are subject to survey and change. The particulars contained in this brochure are supplied for information only and the Vendor and/or its agents accept no responsibility for the accuracy thereof. The appropriate authorities should be consulted for information concerning any services which may be contained within any lot and any building restrictions which may apply. Refer to lodged diagrams at LANDGATE. ©DevelopmentWA LC 4494 12/19

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