

**2A Young Street, Annandale, NSW 2038**

**BresicWhitney**

**Warehouse For Sale**

Monday, 22 January 2024

2A Young Street, Annandale, NSW 2038

**Bedrooms: 2**

**Bathrooms: 2**

**Area: 240 m2**

**Type: Warehouse**



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## Buyers guide \$2,200,000

Historic 2-level warehouse, approx. 240sqm internals on 140sqm land, a beautifully preserved example of this style of offering. Previously a motorcycle club HQ and the home of Redback Graphix (iconic poster artists), the future here could be as colourful as its past. Potential for commercial ideas, creative office, or residential conversion (subject to council). Free Building & Pest Report at [bw.com.au](http://bw.com.au) Highlights\* Striking & preserved landmark warehouse\* 2-levels, 240sqm on 140sqm land parcel\* Street presence w/ approx. 10m frontage\* Flexible council zoning: E1 Local Centre\* 1:1 FSR, development potential (STCA)\* Large open mezzanine, timber floorboards\* Impressive district views from upper level\* 3 phase power, front & side entrances\* Updated kitchen facilities & 2 sep. WCs\* Footsteps to village life, cafes, city bus