



Factory 1, 21 Reserve Road, Melton



## Put Your Business Front and Centre on Reserve Road

Prime Industrial Warehouse for Lease – Melton

\$47,125 + GST per annum

Secure a quality industrial facility in one of Melton's most sought-after commercial precincts. Factory 1, 21 Reserve Road offers an outstanding opportunity for businesses seeking functionality, exposure, and immediate occupation.

Located within a boutique complex of only three units, this well-presented warehouse features durable tilt-slab construction, excellent internal clearance, secure gated access, and on-site parking. Positioned just off High Street with easy access to major arterial roads.

Key Features:

- 325m<sup>2</sup>\* clear-span warehouse

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Price	\$3916 pcm
Property Type	Commercial
Property ID	2195
Land Area	325 m <sup>2</sup>
Warehouse Area	325 m <sup>2</sup>

### Agent Details

Ross Cooper - 0409 325 411

### Office Details

Commercial  
24A Kanowna St  
Williamstown, VIC, 3016  
Australia  
03 9397 8900



- Excellent internal height
- Quality amenities including kitchenette & toilets
- Secure gated complex (only 3 units)
- Ample on-site parking
- Industrial 1 Zoning (INIZ)

Available Jan 2026– inspect by appointment.

☒ Ross Cooper

0409 325 411

Cooper Real Estate

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