

Baranduda Industrial Estate

Industrial land **NOW SELLING**



About Wodonga

Wodonga is strategically located about 300km north of Melbourne and 580km south of Sydney on the Hume Freeway. 75 per cent of Australia's population can be reached by next day transport shift.

Combined with Albury, Wodonga is recognised as Australia's 20th largest city, with a population of 90,281 residents. The wider catchment of Wodonga is estimated to be more than 180,000, the strong majority of which is in Wodonga and North East Victoria.

Wodonga is home to a broad range of industries. The top five sectors by employment in Wodonga are:

- Manufacturing;
- Health care and social assistance;
- Public administration and safety;
- Retail trade; and,
- Education and training.

Wodonga has access to a skilled regional labour force in excess of 80,000, with skills based in logistics, warehousing and food manufacturing.

The proximity to the Murray River and Lake Hume provides a strategic advantage of a high level of water security and ample clean water supply.

The city also features high-quality telecommunications and energy infrastructure.



Baranduda Industrial Estate

About

- 23 lot industrial estate
- Lots ranging in size from 6,181sq m to 38,600sq m
- Zoned industrial one
- Ideal for small to medium sized businesses

Location

- 8 minutes to Wodonga's CBD
- Immediate access to the Kiewa Valley Highway
- Direct access to the Hume Freeway via Murray Valley Highway

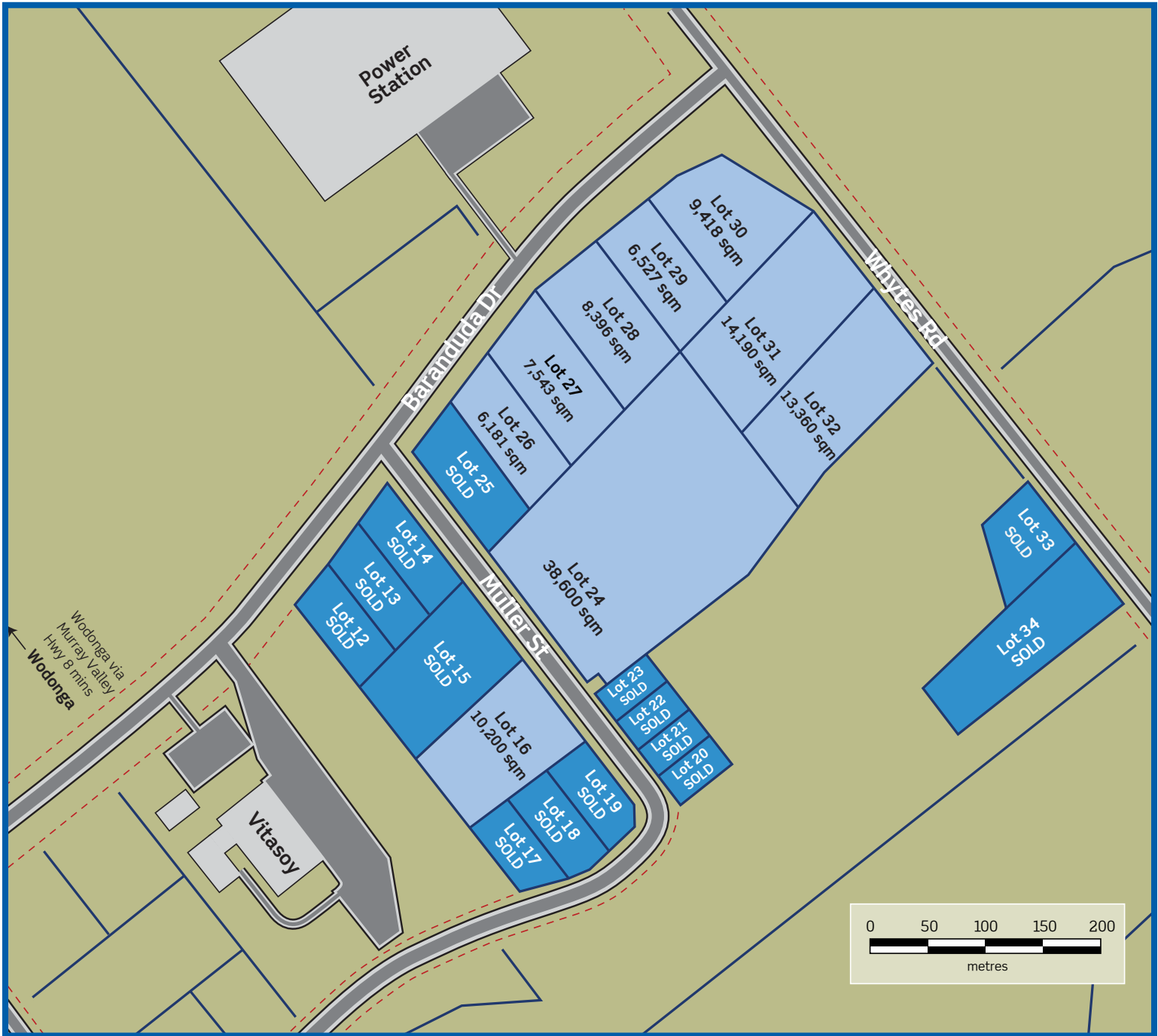
Current businesses

- Vitasoy
- Recall
- Dawson's Haulage
- Landmark NorMac

Infrastructure

- B-double designated roads
- Electricity
- Communications
- Water
- Sewer
- Drainage





“In Australia, our first state of the art production facility was built in 2001 at Baranduda Industrial Estate. Since then, we have undergone significant expansions, showing the huge amount of confidence we have in the capacity of Baranduda Industrial Estate as well as the region. Baranduda Industrial Estate provides easy access to reach national markets, and allows us to produce our range of plant based milk products in a clean, safe and secure environment.”



Tony Gair
Site Leader, Vitasoy

Price list 2016

Lot	Area (sq m)	Property address	Price	Status
16	10,200	28-24 Muller St	\$313,000	Available
24	38,600	31-41 Muller St	\$791,000	Available
26	6,182	Lot 26 Baranduda Drive	\$269,000	Available
27	7,543	Lot 27 Baranduda Drive	\$290,000	Available
28	8,396	Lot 28 Baranduda Drive	\$322,000	Available
29	6,527	Lot 29 Baranduda Drive	\$251,000	Available
30	9,418	Lot 30 Baranduda Drive	\$313,000	Available
31	14,190	Lot 31 Whytes Road	\$328,000	Available
32	13,360	Lot 32 Whytes Road	\$307,000	Available





Australian Government



For more information contact Wodonga Council
on (02) 6022 9300 or visit our website
wodonga.vic.gov.au