

BELROSE



The property is located in the heart of Austlink Business Centre at the intersection of Mona Vale Road and Forest Way Belrose.

Well presented modern office with internal fitout.

Benefits include:

- * Own kitchenette
- * Individually operated, ducted A/C
- * 2 parking spaces
- * Balcony of 11m² approx
- * Two internal partitioned offices
- * Shared male & female amenities
- * Security access
- * Open plan office area
- * Suitable for a wide range of business types

Unit	Area m ²	Sale Price
Suite 38	80	

Prices exclude GST

- Car Parking:** 2 parking spaces
- Zoning:** B7 Business Park
- Sale Details:** 10% deposit, 6 week settlement
- Outgoings:** Water \$35.14 p.a; Council \$1,357.96 p.a; Strata \$4,454; Total \$5,848 p.a approx.

For further details contact **Nick Masselos** on **0419 993 978** or **nick@nbcommercial.com.au**



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Locally Owned & Operated

Suite 110, 658 Pittwater Road Brookvale NSW 2100

T 02 9905 4000 F 02 9905 4211

www.northernbeachescommercial.com.au

ABN 17 141 877 465