

## MONA VALE



The property is located within the landmark office tower Peninsula Business Centre in the heart of Mona Vale.

Quality commercial office suite with the following benefits:

- \* Ground floor with easy access
- \* Internal partitioned offices
- \* Own kitchenette
- \* Air conditioning
- \* Includes separate boardroom/meeting room
- \* 1 security parking space
- \* Suitable for a wide range of business types.

Suite	Area m <sup>2</sup>	Annual Rental	Net/Gross
Suite 11	69	\$30,000	Gross

Prices exclude GST

**Rent Review:** Annual to the greater of CPI or 4% Market at option.

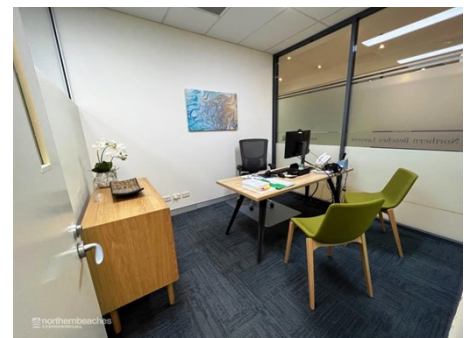
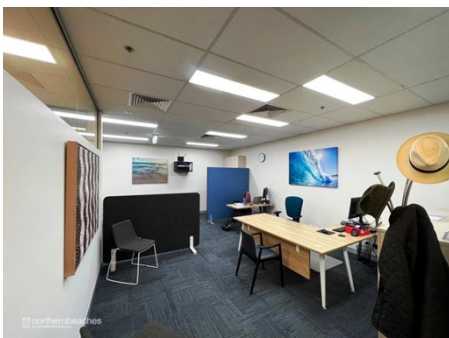
**Outgoings:** Included in annual rent

**Lease Terms:** Long term preferred

**Car Parking:** 1 parking space

**Zoning:** B4 Mixed Use

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



The information contained herein has been supplied to us. In passing the information on it should be noted that we do so without any representation on our part as to its truth or accuracy. All interested parties should make their own enquiries, and obtain their own independent advice, in order to verify the information. Areas subject to survey and consequently annual rentals may differ. All rentals and outgoings are exclusive of GST.

### Locally Owned & Operated

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