

BELROSE



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

Well presented office with the following features:

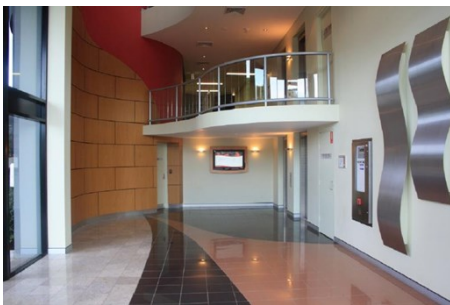
- * Two adjoining suites, with no dividing wall
- * Corner location with 2 terraces.
- * Well designed office fit out
- * 3 partitioned offices
- * Large meeting room
- * Open central work area
- * Great natural light
- * Basement security parking
- * Internal kitchenette
- * Quality finishes
- * Suitable for all business types

Suite	Area m ²	Annual Rental	Net/Gross
Suite 7 & 8	108	\$38,000	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:** 5 spaces
- Zoning:** B7 Business Park

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 outgoing are exclusive of GST.

Locally Owned & Operated

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