



## 13 Enterprise Court, Lonsdale SA 5160

Size (approx)	1800 square meters
Rent	\$1,125.00 per month + GST & Outgoings
Zoning	Strategic Employment - City of Onkaparinga
Availability	12th July 2022

### Property Features

Vacant yard, approximately 1800 square metres.  
Fully fenced and secured.  
Power Meter & water connected.

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#### Estimate of Annual Outgoings:

Council Rates:	\$ 1,455.11
SA Water Rates:	\$ 568.40
SA Water Consumption:	as consumed
Emergency Services Levy:	\$ 103.12
Reconciliation Fee:	\$ 50.00

Prior to gaining access you will be required to pay

- \* One Months rent including GST & Outgoings (if applicable)
- \* Commercial Bond (3 Months rent) or Bank Guarantee
- \* 50% of the Lease Preparation Fees

Total: **\$2,176.63** plus GST (If Applicable)

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#### Tenant Responsibilities also include:

Arranging their own Electricity, Telephone/Internet Connections & Billing  
Arranging & providing Certificate of Currency Plate Glass Insurance & Public Liability (Minimum \$20 Million)  
Installation & Maintenance of Fire Protection equipment in accordance with current Legislation

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