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CHAPMAN & FRAZER
COMMERCIAL REAL ESTATE



186 Pacific Highway TUGGERAH

Brand New Showrooms Tuggerah Straight

Unit:	Office m ² :	Warehouse m ² :	Total m ²	Rent \$/m ² :	Rent pa:	Net/Gross:	GST:	Outgoings:	Parking:
Unit 1	N/A	N/A	1,500	\$220	Contact Agent	Net	Exclusive		0
Unit 2	N/A	N/A	912	\$230	Contact Agent	Net	Exclusive		0
Unit 3	N/A	N/A	898	\$220	Contact Agent	Net	Exclusive		0
Unit 4	N/A	N/A	735	\$215	Contact Agent	Net	Exclusive		0
Unit 5	N/A	N/A	557	\$250	Contact Agent	Net	Exclusive		0
Unit 6	N/A	N/A	1,543	\$215	Contact Agent	Net	Exclusive		0

Location:

Located on the Pacific Highway, Tuggerah along the highly exposed and very popular Tuggerah Straight with the Sydney to Newcastle M1 Motorway, rail line and Westfield close by. This location is home to a wide and varied number of businesses and industries taking advantage of over 29,000 vehicle movements passing daily.

Description:

These units / showrooms are Council approved and available to be leased off the plan. There are a total of six units with sizes starting from 535m².

Development of the units will occur over three stages

Stage 1

Unit 1: 1,500m²

Unit 2: 912m²

Unit 3: 898m²

Unit 4: 735m²

Stage 2

Unit 6: 1,543m²

For Lease

Stage 3
Unit 5: 557m2

These showrooms / units will be perfect for many different uses and businesses that are looking for a new quality constructed premises offering great exposure, signage opportunities and lots of passing traffic.

Join Caltex, BWS, Red Rooster, Dominos, & The Cheesecake Shop.

- Brand new showrooms to be constructed
- Plenty of parking
- Design your perfect fit out / layout

Contact: **Chris Watson** T 0402 430 213 E chris@chapmanfrazer.com.au