



Property Address: Unit 2 / 56 Gates Road, HACKHAM SA 5163

Property Size: Approximately 400 Sqm²

Rent Amount: \$2,166.67 Per month + GST & Outgoings

Council Zoning: Industry - City of Onkaparinga

Estimate of Outgoings Tenant liable to pay per annum:

Council Rates:

SA Water Rates:

SA Water Consumption: as consumed

Emergency Services Levy:

Electricity: as consumed

Building Insurance:

Fire Equipment Service:

Total: **T.B.A** plus GST (if applicable)

// TENANTS RESPONSIBILITIES

- › Tenants are responsible for arranging their own Electricity, Telephone Connections & Billing
- › Tenants must arrange & provide evidence of Public Liability & Plate Glass Insurance Cover
- › Tenants are liable for the Installation & Maintenance of Fire Protection equipment in accordance with current legislation

// FEATURES

Concrete warehouse approx 400 Sq² comprising bathroom amenity with shower

Kitchenette with under bench cupboards

front and rear high access rollers doors

3 Phase power

Located on secure fenced site



southern commercial group

Unit 2 / 29 O'Sullivan Beach Road, LONSDALE S.A. 5160

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