



## Units 2 & 3 / 29 Farrow Circuit, SEAFORD SA 5169

Size (approx)	195 SQM Each
Rent	\$1,056.25 Per month + GST Plus Outgoings
Zoning	Urban Employment
Availability	Available Now

### Property Features

Two colorbond workshops comprising air conditioned atco office to front.  
 Disabled toilet amenity with mezzanine above. Kitchenette area with underbench cupboards, with HWS. Manual high access roller door. 3 Phase Power.  
 LED Lighting, Alarm and Security Cameras.

Estimate of outgoings tenant liable to pay per annum		Prior to gaining access you will also be required to pay the following:  / One month's rent inclusive of GST & Outgoings (if applicable) / Bond (2-3 months rent) or Bank Guarantee / 50% of the lease preparation fees
Council Rates:	\$ 1,000.00	
SA Water Rates:	\$ 350.00	
SA Water Consumption:	as consumed	
Emergency Services Levy:	\$ 239.00	
Electricity:	as consumed	
Reconciliation Fee:	\$ 50.00	
Gardening:	\$ 120.00	
Fire Equipment Servicing:	\$ 120.00	
Building Insurance:	TBA	
Total: \$ <b>1,879.00</b> plus GST (if applicable)		

**Note the tenant responsibilities also include the following**

Tenants are responsible for arranging their own Electricity, Telephone/Internet 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

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