



FOR LEASE

FREWVILLE

233 GLEN OSMOND ROAD



OPPORTUNITY TO SECURE A QUALITY BUILT STAND ALONE COMMERCIAL PREMISES CONSISTING OF APPROXIMATELY 191 SQ.M OF ACCOMODATION OVER 2 LEVELS, WITH EXCELLENT EXPOSURE AND ON-SITE PARKING FOR UP TO SIX (6) VEHICLES. SUIT CONSULTING ROOM OR OFFICE USE (stc).

Terms:

- Area:** Gross building area of approx 191sq.m with use of Six (6) on-site car parking bays, Two (2) of which will be located to front of the premises and Four (4) of which are to be located at rear of premises via side access.
- Rental:** Combined office and car-parking rental sought is \$52,000.00 P.A. plus GST plus Outgoings, exclusive of any fixed floor coverings which owner may assist with if the cost is rentalised over the first lease term.
- Outgoings:** Incoming Tenant to pay its own Statutory outgoings including Council Rates, SA Water & Sewer Rates, Emergency Services Levy, State Land Tax (if applicable) and the Landlord's building insurance.
- Term:** A minimum initial lease term of FIVE (5) years is essential with option to extend for additional term available.

FOR FURTHER DETAILS, CONTACT SOLE LEASING AGENTS

GEORGE ZOGOPOULOS OR ANDREW STABOLIDIS

0412 824 278

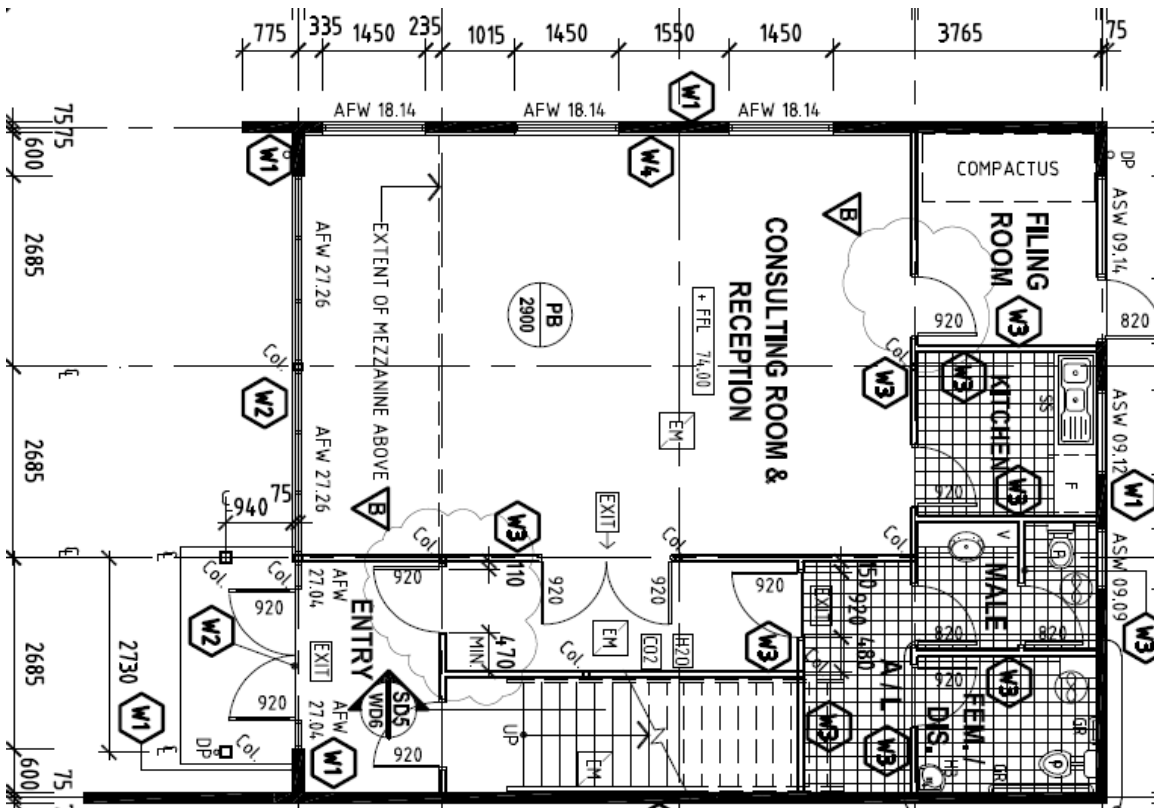
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OFFICE: 8410 6444

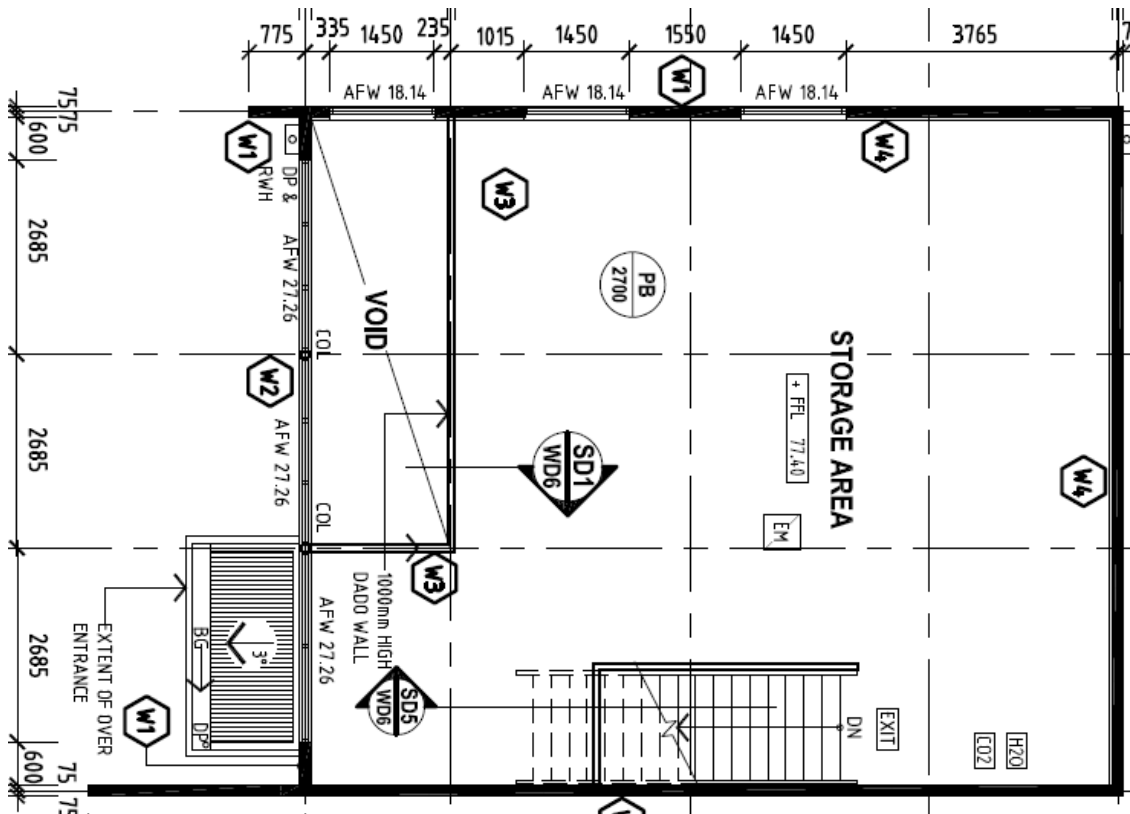
PROPERTY CONSULTANTS • AUCTIONEERS • PROPERTY MANAGERS

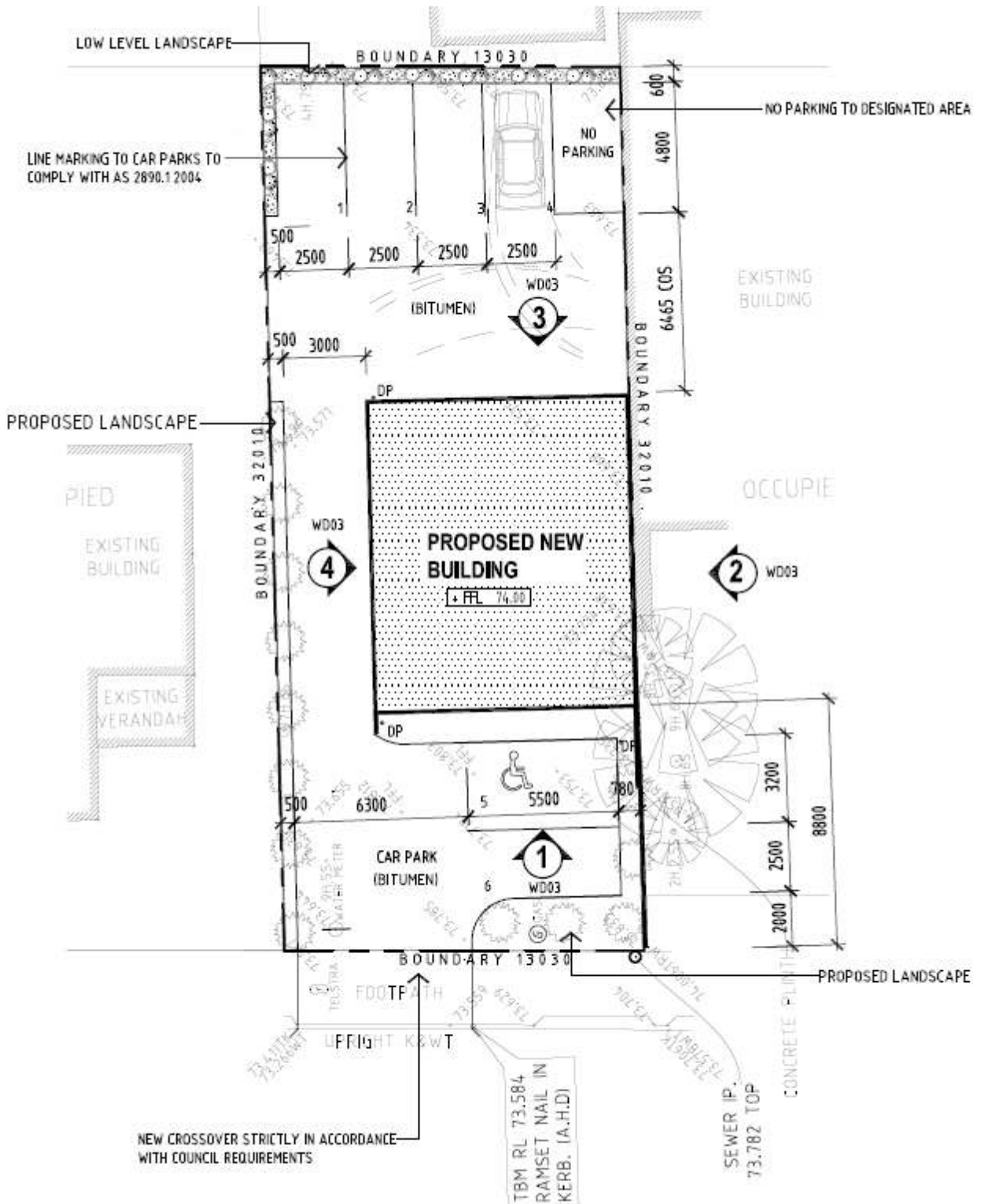
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Ground Level:



First Level:





GLEN OSMOND ROAD

OVERALL SITE PLAN



Ground Level Photo:



First Level Photo:

