

# For Lease

Suite 101, 194-198 Lakemba Street LAKEMBA



## MODERN FREESTANDING COMMERCIAL BUILDING, OFFERING FIRST FLOOR SUITES

### Description

- \* Office area is carpeted with ducted air conditioning.
- \* Open plan floor layout with plenty of natural light.
- \* Wrap around balcony with direct access.
- \* Located on the corner of Lakemba Street & Croydon Street.
- \* 200 metres to Railway station and bus stop.
- \* Stone throw from retail shopping precinct.
- \* Signage opportunities available.
- \* Secure parking available by negotiation
- \* 4 Star NABERS rating
- \* areas of 184m<sup>2</sup>, 463m<sup>2</sup> & 647m<sup>2</sup> available
- \* Available now!

All dimensions and figures are approximate  
Unless stated, all prices quoted are exclusive of GST

**Office Area sqm:** 463  
**Asking Rent:** \$200,000 Pa Gross + GST  
**Zoning:** B2 Local Centre  
**Council:**



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