



For Lease



19-21 Cann Street GUILDFORD

GROUND AND FIRST FLOOR OFFICES - FULLY PARTITIONED AND CABLED - FANTASTIC CORPORATE PRESENTATION - SHORT OR LONG TERM LEASES

FULLY PARTITIONED AND CABLED OFFICES – FIRST CLASS PRESENTATION

LOCATION:

Prime Cann Street Guildford location within 100m to the Yennora Distribution Centre. The property has easy access to Rail and Buses and is surrounded by a quality pool of occupants including Toll and the NSW Health Service.

DESCRIPTION:

- 100m to Yennora Distribution Centre
- Great presentation
- Negotiable Lease Term

QUALITY PARTITIONED OFFICE SPACE

FEATURES INCLUDE:

- + 300 sqm (approx)
- + Ground and First Floor Office Space
- + Fully partitioned and cabled
- + Comprises offices, boardroom, open areas with workstations, reception, data/server room, generous kitchen/lunchroom and amenities
- + Quality corporate presentation throughout
- + Plug and play...just move your staff in
- + Both short and long term leases considered.
- + Inspections are strictly by appointment.
- + This is a highly competitive office solution.

RENT:

\$/sqm pa Net (+GST)
\$ pa Net (+GST)

AREA (SQM):

Office	300.00
Total	300.00

OUTGOINGS:

\$/sqm pa (+GST) approx.
\$ pa (+GST)

PARKING:

Four (4) car spaces

COMMENTS:

+ AVAILABLE NOW
+ PARTITIONED and CABLED

CONTACT:

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Sydney CBD

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Level 8, 14 Martin Place
Sydney NSW 2000

Sydney North

Suite 12
Level 1, 67 Christie Street
St Leonards NSW 2065

Sydney West

Ground Floor
79 George Street
Parramatta NSW 2150



Misrepresentation act - these details and measurements herein do not form any part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.



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++ Please contact Ben Lindsay at the Exclusive Agents on 0421 248 587 for further details, plans and arrangements.

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