



For Lease



19-21 Cann Street GUILDFORD

GROUND AND FIRST FLOOR OFFICES

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.

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

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 West

Ground Floor
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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.