

FOR LEASE

*9 PALMER PLACE
MURARRIE*



*PROUDLY OWNED AND MANAGED BY
PACIFIC PROPERTIES*

LOCATION

- PRIME POSITION IN MURARRIE BUSINESS PARK
- 15 MINS TO CBD/AIRPORT/PORT OF BRISBANE
- 500 METRES TO GATEWAY BRIDGE
- ACCESS TO ALL MAJOR TRANSPORT ROUTES
- QUALITY COMMERCIAL NEIGHBOURS

BUILDING

- CORPORATE QUALITY OFFICE OVER 2 LEVELS
- 7 CARPARKS ON SITE INCLUDING 3 UNDERCOVER
- EXCELLENT TRUCK ACCESS

OFFICE SHOWROOM

- QUALITY DUCTED AIR CONDITIONING
- SUSPENDED CEILING WITH RECESSED LIGHTING
- CARPETED
- AMENITIES ON BOTH LEVELS
- 50 PAIR PHONE CONNECTIONS
- SEPARATE COMMS ROOM.
- NBN FIBRE TO THE CURB AVAILABLE
- CURRENTLY HAS ELECTRICAL AND DATA CABLES THROUGHOUT.



391 m2 Warehouse



Newly Renovated Office

DETAILS

- ADDRESS – NO. 9 PALMER PLACE
MURARRIE, BRISBANE
QLD 4172

- ZONING – LIGHT INDUSTRY

- SIZE

WAREHOUSE	391 m ²
OFFICE	221 <u>m²</u>
<u>TOTAL</u>	<u>612 m²</u>

- TERM : 5 YEARS PREFERRED

- ASKING ANNUAL RENT - \$160 m2 \$97,920.00 p/a*

- OUTGOINGS – PAYABLE BY LESSEE

ESTIMATED AT \$23,623.00 p/a*

- GUARANTEES – 6 MONTH BANK GUARANTEE \$66,848.65

- * NOTE – PLUS G.S.T.

LESSOR INFORMATION

LESSOR – PACIFIC PROPERTIES PTY LTD ATF THE LAKEHAVEN
TRUST.

ADDRESS – 1/11 PALMER PLACE
MURARRIE, QLD 4172

PHONE – 07 3390 5966

FAX – 07 3390 8620

CONTACT – RUSSELL BEAUCHAMP 0413629041
PAUL CUTMORE 0403579998