



## 7.5% + NET RETURN! BRAND! NEW 3 +3 YEARS LEASE!

Located in the heart of the Ultimo/Broadway office precinct this creative warehouse office was meticulously refurbished only a few years ago and is packed !!!

- \* Leased @ \$70,058.18 Net, 3 +3 Years Lease
- \* North facing aspect with great natural light
- \* Open plan creative office space with exposed beams, pillars and air cond.
- \* Designer fitted includes 1 large boardroom, 2 offices and is setup for approx 14 staff.
- \* Security building that provides showers, bike racking and visitor parking
- \*

Only a stone's throw to Broadway shops and a short walk to Central Station and CBD.

Make your enquiry today!

Fusion is a new contribution from Multiplex Ltd to the changing landscape

### Price

Contact Agent

### Property Details

Type	Commercial
Property Type	Offices
Area	143m2



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