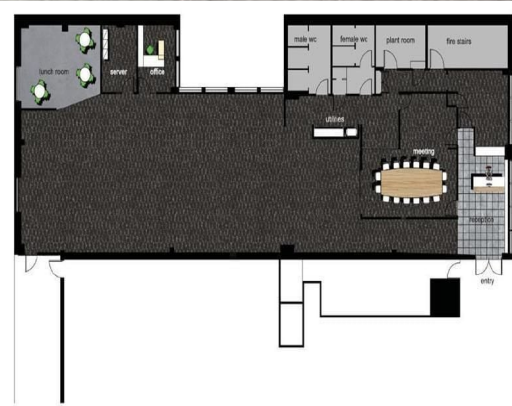




**firstnational**  
COMMERCIAL



**56 Little Edward Street, Spring Hill QLD 4000**

## Quality Office Space At Excellent Value

- 347m<sup>2</sup> of open plan office space on level 2 of this immaculate building
- The vacancy has been recently refurbished and offers a revamped reception, boardroom, private toilets and kitchenette facilities
- New carpet, paint and ceiling finishes also included in recent refurbishment
- Partitioned areas also included and two tandem (4) car park bays available at market rent

Located just off Boundary Street and Leichhardt Street, this tenancy is in a fantastic location providing convenience, exposure and signage potential. The property is located within close proximity to a suburban retail centre and tenants will enjoy a 10 minute walk to Central Station and 5 minutes to Roma Street Parklands, plus close proximity to Brisbane CBD. There are 4 car parks available to tenants at market rate and ample parking options in the area. Public transp

Offices

FOR LEASE

\$121,450 pa GST Exclusive

347sqm



**firstnational**  
COMMERCIAL

**Jordan Brown**

0407 039 553

[jordan.brown@metrofn.com.au](mailto:jordan.brown@metrofn.com.au)