



1/298 Selby Street, Osborne Park WA 6017

Rare Opportunity

- * Office/Lab/Tech Workshop
- * 450sqm approx
- * Small Rear Yard
- * Professional Fitout

Industrial
FOR LEASE

450sqm

Location: 1/298 Selby Street, Osborne Park

Description: Construction comprises concrete footings and floor, concrete tilt panel elevations with a metal deck roof. The unit includes substantial office fitout of 180sqm approx. Glass partitioning throughout, and an office mezzanine of approx 40sqm is also included in the upstairs area. The balance warehouse has been converted to a laboratory fitout using insulated panels, including air conditioning throughout, non slip painted floors, fluoro lighting, and insulated roofing. The unit includes a yard area of 50sqm approx.

Areas Available: 450sqm

Lease Details

Lease Term: 3 years minimum

Availability: June 2008

Est. Outgoings: \$25,000

Car Parking: Approx 8 bays available