



Lv1/ 3/ 17-21 University Avenue, City ACT 2601

## CBD - Fully fitted out office

This ~79m2 office is on the first level in the Western CBD district; and in close proximity to the Law Courts, the main Post Office, ANU and the popular restaurant precinct of the Melbourne Building; as well as numerous popular cafes and eateries. This light bright and airy office suite has 4 fitted out offices, a waiting area, a kitchenette and access to shared male/female toilets.



The rent is at \$27,650.00 per annum plus GST.

Offices

FOR LEASE

\$26,495 pa ex GST

75.7sqm

NABERS Energy Rating

**Michael Lo Pilato**

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