



\*outline indicative only



**700 Ground Floor/212 Constance Street, Fortitude Valley QLD**

**115sqm Ground Floor Fitted Office. 2 Car Spaces On-Site.**

- \* Rarely available 115sqm ground floor office.
- \* Fitted out internally with boardroom and three consulting rooms.
- \* Larger open plan space or front reception/waiting room.
- \* Internal kitchen and bathrooms.
- \* Two car spaces directly in front of premises.
- \* Front and back access.
- \* Gross lease. Outgoings included in the rental.
- \* Deal to be done.
- \* Contact Exclusive Agent Manoli Nicolas on 0400 082 170 or Tasmin Colquhoun on 0450 827 646 for inspection today.

LEASE RATE: \$36,000 Gross P.A. + GST

Offices  
FOR LEASE

115sqm