

# For Lease 279m<sup>2</sup>

commercialhq

## Fountain Plaza 148-158 The Entrance Road ERINA



### **CORPORATE OFFICE 279.20m<sup>2</sup> / FOUNTAIN PLAZA ERINA**



Parking



Reception



Boardroom



Office



Kitchen



Air  
Conditioning



Natural  
Light

#### **The Tenancy:**

An open plan corporate suite located on level 1 above Westpac bank end of town.

Made up of the following:

- Boardroom
- 2 x meeting rooms
- Staff lunch room
- Internal WC's x 2
- Server & IT Room
- Decent sized walk-in store room
- Reception and Waiting area
- 2 exec offices
- Open plan work area; perfect for 20 - 22 staff
- photocopy area
- NATURAL LIGHT..

#### **Building Description:**

Fountain Plaza / Fountain Corporate comprise a mixed use of retail and commercial space with 63 tenancies on the ground and first floors.

The centre is well positioned with extensive street frontage of approximately 250 meters along the Central Coast Highway and Karalta Road, which is the main intersection to the commercial and retail hub of Erina.

Fountain Plaza/Corporate is a high quality centre constructed to a high standard. The layout is both functional and practical; offering flexibility which has ensured the centre is capable of accommodating a wide range of quality retail and commercial operators. The centre features a central customer car park offering high exposure to all tenancies.

Fountain Plaza constitutes the focal point of the area and is known as the most successful commercial centre within the region. The centre provides the local community with high quality goods and service retailers. Tenancies include;

Westpac Branch and Regional Business Centre, NAB Branch and Regional Business Centre, ANZ Branch and Regional Business Centre, Bank of Queensland Branch, GE Finance, Australia Post, Dan Murphy's, Camera House, Harvey World Travel, Laser Clinic, Hope Medical Centre, TAB, Suncorp, Newsagent, Local Member of Parliament plus our Finance Building and various other tenants including café's, solicitors, accountants, clothing retailers, hairdressers, medical and other service industry tenants.

Fountain Plaza also adjoins Fountain Corporate and the Platinum Complex's. Tenancies also include;

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**F** 02 4365 4599

**A** Suite 3.01, Platinum Building, 4 Ilya Ave, Erina NSW 2250

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Telstra, Star FM, Central Coast Day Hospital, Sue Mann Community Care, Quattro Café, Platinum Gym + various other broad ranging business types.

Combined, Fountain Plaza, Fountain Corporate and Platinum boast over 150 commercial and retail tenancies.

**Fit Out:** Yes  
**Lease Term:** Negotiable  
**Zoning:** B5 Business Development  
**Car Parking:** Abundant  
**Website:** <https://www.commercialhq.com.au/Listing?SurgaWebListingId=126784>

## Lease Details:

Suite No.	SQM	For Lease p.a.	Outgoings p.a.	Availability
Level 2 Suite 8	279	\$85,000.00	Payable by Lessee	Now

\*All rents, outgoings and or sales prices are exclusive of GST.

### Contact:

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