

# For Lease 70m<sup>2</sup>

commercialhq

## Terrigal Medical Centre 9 Church Street TERRIGAL



### **MEDICAL SUITE OR OFFICE - 70M2 - Lvl 1 TERRIGAL MEDICAL CENTRE**



Parking



Traffic



Bus



Natural Light



Air  
Conditioning



Kitchen



Office

### **The Tenancy:**

The current configuration ideally lends itself to Medical or Dental.

Located on level 1, you're in fine company with Skin Specialists, Dental and Pathology.

- \* 2 entry or exit doors
- \* reception and waiting area
- \* 3 consult rooms as follows:
  - (2 medium + 1 large)
  - (or convert to a managers office or store)
  - (2 consult rooms with sinks (access to water))
  - (2 consult rooms with built in joinery / cupboard)
  - all rooms with interconnecting doors
- \* staff room
- \* neutral wall paint / carpet / ducted AC / lighting
- \* natural light to the staff room and end consult room
- \* common WC's to Level 1

### **Building Description:**

Set over 2 levels, Terrigal Medical Centre is home to:

#### GROUND FLOOR:

- Terrigal Medical Centre (with Casualty & Theatre)
- Terrigal Pharmacy

#### FIRST FLOOR

- Lavery Pathology
- Skinintegrity
- Terrigal Advanced Dental
- Hunter Family Dentists

Access is available both via Church Street and Hudson Lane to the rear.

Customer parking available on site and on street and via Terrigal parking station.

**Fit Out:** No

**Lease Term:**

**Zoning:** B2 Local Centre

**Car Parking:** Customer Only

**Website:** <https://www.commercialhq.com.au/Listing?SurgaWebListingId=12>

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**F** 02 4365 4599

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

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[9482](#)

## Lease Details:

Suite No.	SQM	For Lease p.a.	Outgoings p.a.	Availability
Level 1	70	\$32,000.00	Payable by Lessee	Now

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

## Contact:

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