

# For Lease 169m<sup>2</sup>

commercialhq

## Fountain Corporate 2 Ilya Avenue ERINA



### FOUNTAIN CORPORATE - ERINA. 169m<sup>2</sup> OFFICE W/ MEETING ROOMS



Lift



Disabled Access



Parking



24 Hour Access



Reception



Air Conditioning



Meeting Rooms



Boardroom

#### Location

Right in the heart of Erina's business district and just down the road from Erina Fair this precinct includes Fountain Corporate / Fountain Plaza / Platinum Building.

#### Building Description

A 2 storey retail and executive office block.

Ground floor tenancies range from medical specialists, home care, GP's, financial planners, radio station, newspaper, solicitors and a very Sydney style alley way restaurant.

Excellent customer and staff parking on site.

Sitting alongside is Fountain Plaza and Platinum Building - the precinct is home to over 150 businesses and national tenants. You'll be in fine company at the most prestigious commercial / retail address on the coast.

Platinum, plus Fountain Plaza, constitutes the focal point of the area and is known as the most successful commercial centre within the region and Fountain Corporate is nestle in between to two. The centre provides the local community with high quality service retailers.

Everything is at your finger tips; all the major banks, post office, news agency

**Premises:** Level 2 Suite 15&16

**Area m<sup>2</sup>:** 169

**Rent PA:** \$65,000.00

**Net/Gross:** Net

**Outgoings:** \$18,113pa + GST

**Parking:** 4 allotted staff spaces

**Website** <https://www.commercialhq.com.au/Listing?SurgaWebListingId=131010>

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along with a choice of cafes and restaurants.

## Listing Comment

Beautifully presented 169m<sup>2</sup> office space with existing fit out consisting of:

- a dedicated reception and waiting area
- executives office
- boardroom
- comms room
- 5 additional office
- an open plan work station area
- private balcony / fresh air
- lift access and common kitchen facilities

The Platinum, Fountain Corporate and Fountain Plaza precinct has an abundance of anchor tenants with over 800 staff on site.

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