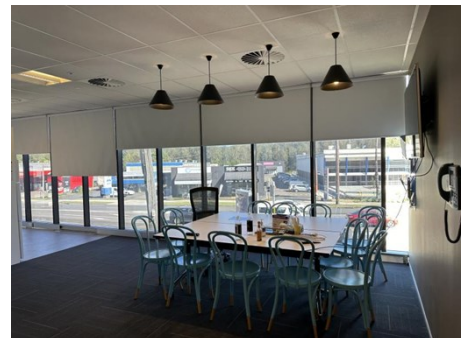


# For Lease 267m<sup>2</sup>

commercialhq

## Fountain Plaza 148-158 The Entrance Road ERINA



### Corporate or Medical Corner Suite

#### Location

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.

#### Building Description

#### Listing Comment

Outstanding corner suite with nothing to do but add your own touch of aesthetic. Currently ANZ business banking, this level 1 suite is positioned in one of the most sought after office positions in Erina.

Currently configured with formal secure entry, meeting room, fully equipped boardroom, open office workstations, breakout area, kitchen & private bathrooms.

The suite overlooks the busy Central Coast Highway at the Karalta intersection. Customer parking is plentiful you are surrounded by National and International tenants (Dan Murphy's, NAB, ANZ, BOQ, Ramsay Health, Guzman Y Gomez, Australia Post). Various other tenants including Newsagent, cafe's solicitors, accountants, medical centre, medical imaging, day spa, hair and beauty services.

**Premises:** Level 1 Suite 1  
**Area m<sup>2</sup>:** 267  
**Rent PA:** \$112,140.00  
**Net/Gross:** Net  
**Outgoings:** Payable by Lessee  
**Parking:**  
**Website**

**Contact:**  
**Nicole Barr**  
0418 230 044  
nicole@commercialhq.com.au

**T** 02 4365 4566

**F** 02 4365 4599

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

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