

Attico

## Impressive And Distinctive Whole Floor Commercial Space For Sale

Sud Africa, Gauteng, Boksburg, Clarence St, 263, 2000,

PREZZO DI VENDITA

**USD 4600000.00**

🏠 430 qm    🏠 0 camere    🛏️ 0 camere da letto 🚿 0 bagni

🏠 0 pavimenti    📐 0 qm Superficie del terreno    🚗 0 posti auto



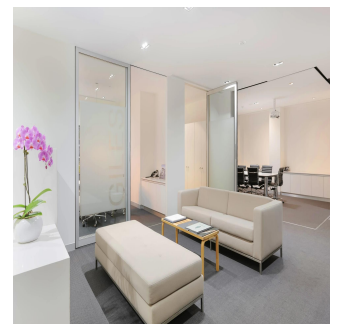
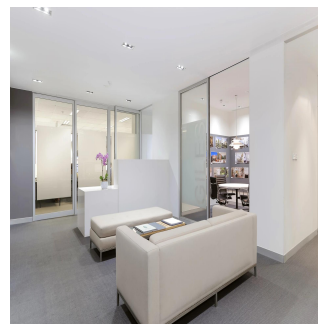
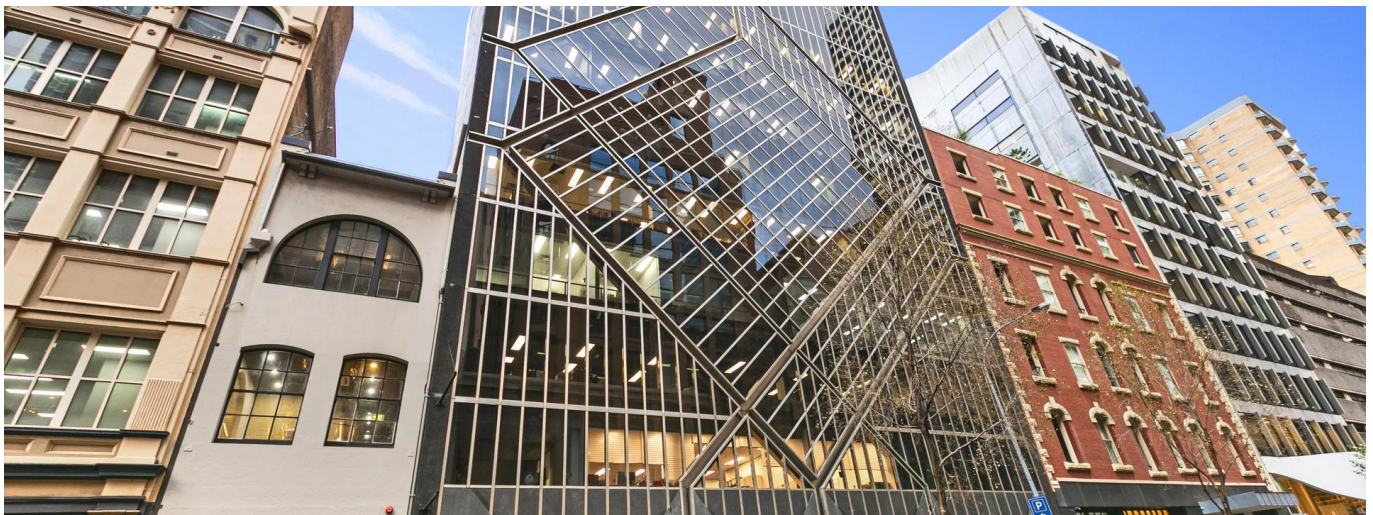
**Tim Noonan**

Noonan Property

Sydney, Australia - Ora locale



+61 416 286 129



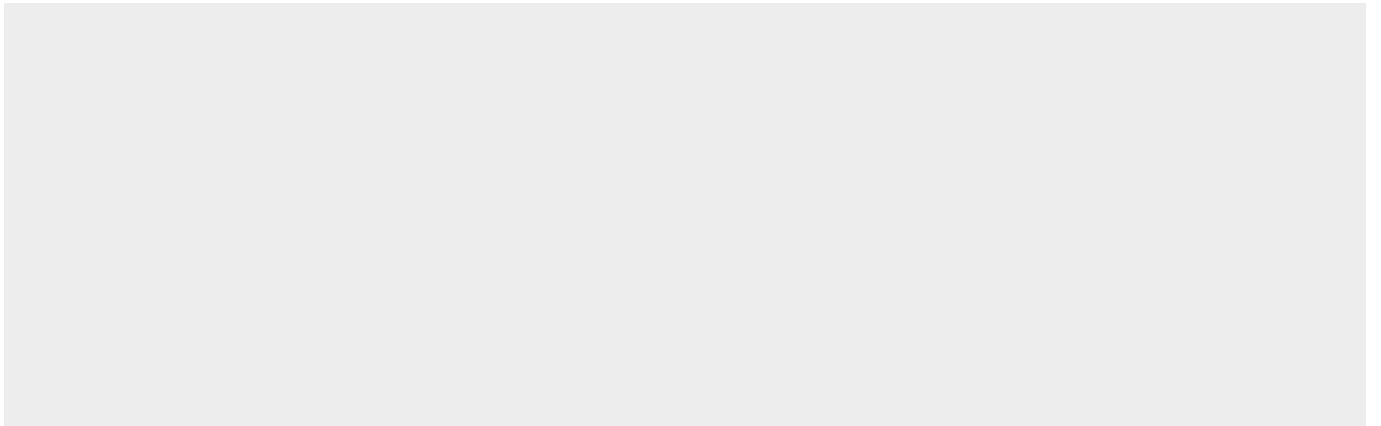
- Impressive whole floor with refined finishes - Large basement storage unit on separate title - Contemporary, vibrant and inspired workspace - Bespoke fitout for leading architectural firm - East facing windows overlooking Clarence Street - High ceilings throughout maximizing light and space - Open plan work spaces and separate utilities area - Two ultra-impressive client meeting/boardrooms - Large breakout space with kitchen and dishwasher - Efficient, regular and easily sub dividable floor plan - Prominent and distinctive commercial building - Striking facade with geometric glass paneling - Designed by Italian architect Mario Arnaboldi - Quality building services including three lifts - EOT facilities including bike racks and showers - Exceptional location in major growth precinct - Close to Hyde Park, Town Hall and Barangaroo - Surrounded by an array of new CBD development - Exciting opportunity in tightly held location LOT AND SIZE DETAILS Level 8, Lot 9 - 401 sqm approx. Basement Storage Unit, Lot 19 - 29 sqm approx. Total area - 430 sqm approx. OUTGOINGS Strata levies - \$20,917 per quarter approx. Council rates - \$1,923 per quarter approx. Water rates - \$47 per quarter approx. Land tax - \$604 per quarter approx.

Disponibile Presso: 16.07.2019

Piano: 4   Pavimenti: 4   Anno Di Costruzione: 2017  
Posti Auto: 4

Anno Di Costruzione: 2017

Tipo: Ufficio



Floor 8

## Amenita

ID

ID Immobili

## Servizi All'aperto