

38 Swan Street Wollongong, NSW

The possibilities are endless

Conveniently positioned within the heart of Wollongong CBD is this recently renovated and infinitely flexible office space oozing curbside appeal. Huge in scale with a complete office fit out, this property boasts a number of leasing options with some existing tenancies in place. With an impressive office fit out this property is sure to suit a variety of small too large organisations.

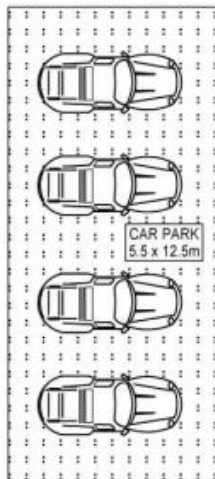
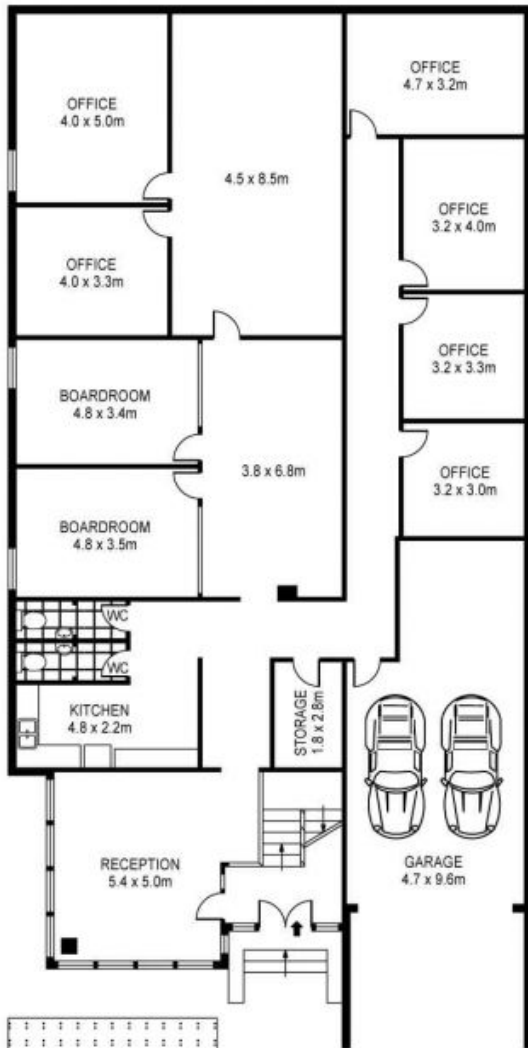
- Complete security building, with a state of the art access system
- Several boardrooms and office spaces strategically positioned over two levels
- Two reception areas and two fully equipped kitchens/ kitchenettes, several storage/filing rooms
- Air-conditioned throughout, new carpet and near new renovation externally
- Complete telecommunication infrastructure, double lock-up garage with mezzanine storage
- Negotiable lease terms with some tenancies in place, option to have a passive income from these spaces.



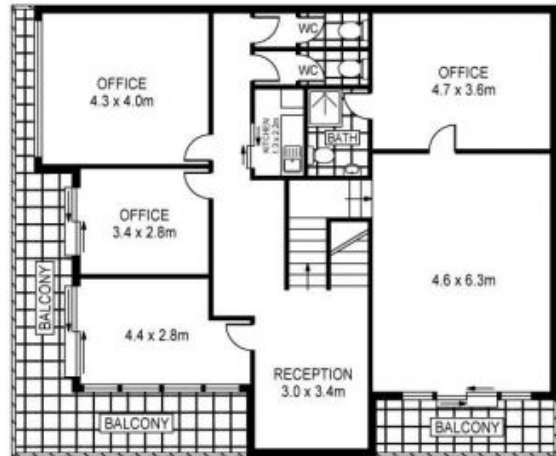
Darnell Haselau
0426 400 240



Michael Schlegel
0418 627 220



GROUND LEVEL



LEVEL ONE



SCALE (METRES)

PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.
Ref. No: 60339

INT : 451m²
EXT : 27m²
CAR PARK : 69m²
TOTAL : 547m²

38 SWAN STREET

WOLLONGONG