



Darwin City, C303/19 Kitchener Drive

Boutique Waterfront investment

The Darwin Waterfront in Darwin CBD is an iconic precinct less than 400m from the Smith Street Mall. Kitchener Drive offers excellent access to the CBD and outbound via McMinn Street.

The area includes the Darwin Convention Centre, the Wave Pool, a 4-star hotel, various restaurants, commercial office space, and residential apartments.

Unit C303 is an office suite located at the southwestern corner of Building 3. There is a secure entrance at ground level which enters a spacious lobby area including a large staircase. This entrance services four individual tenancies, it also accesses a lift to access the basement, male and female toilets and a kitchen.

Unit C303 includes 151m² on title, this includes 70m² (approx.) of net lettable area, which is open plan, and 81m² (approx.) of external terrace area. The entrance door is to a

For Sale
\$400,000

Building Area
70sqm

Contact
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corridor which includes quality cabinetry along the left hand side, ideal for storage.

Currently leased by SCP Consulting, a national engineering firm, on a 3-year term until 15/02/2028, with a 3-year option. The current rental is \$28,000 + GST and outgoings per annum.

For more information, please contact Lee Doyle 0403 348 243 or Ryan Doyle 0405 192 389 at LJ Hooker Commercial North.

More About this Property

Property ID	WBMGWU
Property Type	Offices
Building Area	70 m2
Land Area	151 m2

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