



8 Scott Street, East Toowoomba

## Medical Suites in Allied Health Facility near St Vincent's

LJ Hooker Commercial are pleased to present an outstanding opportunity to secure a suite within the Toowoomba Allied Health complex, located at 8 Scott Street, East Toowoomba. Purpose-designed and constructed for allied health practitioners, the complex offers a modern professional environment in a tightly held and highly accessible medical precinct.

### Available Suites

- " 40sqm\* open plan tenancy with its own entrance.
- " Individual consulting suites (approx. 13m<sup>2</sup> each) —perfect for single practitioners or specialists looking for a professional and collaborative environment.

### Property Features

- Large, multi-station reception and waiting area designed for high patient flow
- Hand wash facilities in every suite for compliance and convenience
- Shared boardroom and staff kitchen available to all tenants
- Separate staff and patient amenities
- 25 onsite car spaces, ensuring ease of access for both clients and practitioners

### FOR LEASE

Contact Agent

### BUILDING AREA

13-75sqm

### AGENTS

Yossi Vagg  
0448 193 428  
yvagg@ljht.com.au

Justin Eastwell  
0408 458 014  
jeastwell@ljht.com.au

### AGENCY

Toowoomba  
(07) 4688 2222

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

 LJ Hooker Commercial

The facility is ideally suited to a range of allied health uses including podiatry, physiotherapy, exercise physiology, occupational therapy, osteopathy and dietetics. The design prioritises patient experience and practitioner efficiency with shared infrastructure that supports day-to-day clinical operations.

To arrange an inspection contact Justin Eastwell or Yossi Vagg of LJ Hooker Commercial.

### **MORE DETAILS**

Property ID	XZAG6F
Property Type	Medical/Consulting
Building Area	13-75 m2
Parking	25



### **Yossi Vagg 0448 193 428**

Commercial Sales and Leasing Executive | [yvagg@ljht.com.au](mailto:yvagg@ljht.com.au)

### **Justin Eastwell 0408 458 014**

Associate Director | [jeastwell@ljht.com.au](mailto:jeastwell@ljht.com.au)

### **Toowoomba (07) 4688 2222**

Level 1, 677-683 Ruthven Street, TOOWOOMBA QLD 4350  
[toowoomba.ljhcommercial.com.au](http://toowoomba.ljhcommercial.com.au) | [toowoomba@ljhtc.com.au](mailto:toowoomba@ljhtc.com.au)