



## East Toowoomba, 3/162 Hume Street

Prime Location in Toowoomba's professional precinct

162 Hume Street is strategically located opposite the Toowoomba Courthouse and is just minutes walk to the CBD, public transport, cafes and restaurants and the beautiful Queens Park. The building has undergone recent refurbishments including new finishes in all common areas, building entrances and amenities.

### Features:

- 243m<sup>2</sup>\* ground floor suite offered as a warm shell with brand new grid ceiling, led lights, floorcoverings, kitchen and aircon throughout
- Rear access to the tenancy direct from on-site car park
- Large windows allowing an abundance of natural light
- FTTP NBN
- Eight licensed car parks at additional rate
- Additional fit out available subject to commercial terms

### For Lease

\$89,750 p.a. Gross plus GST

### Building Area

243sqm

### Contact

**Justin Eastwell**

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**Christopher Stewart**

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

**Disclaimer:** 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.

To arrange an inspection contact Justin Eastwell or Chris Stewart of LJ Hooker Commercial Toowoomba.

## More About this Property

<b>Property ID</b>	10A9G6F
<b>Property Type</b>	Offices
<b>Building Area</b>	243 m2
<b>Land Area</b>	3680 m2

### Justin Eastwell 0408 458 014

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### Christopher Stewart 0451 948 001

Director | cstewart@ljht.com.au

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