



20B Bougainville Street, Manuka

Office Space In Prime Manuka Location

Position your business in one of Canberra's most sought-after precincts with this exclusive boutique ground floor office space, ideally located in the heart of bustling Manuka, directly opposite The Lawns. This well-presented space offers a professional yet welcoming environment, perfect for a range of businesses seeking convenience, exposure and accessibility. Prime ground floor position in central Manuka

- Approx 68m²
- Flexible lease terms available (3-5 years plus option)
- Lease: \$34,000 per annum + GST
- Available from 5th August 2026
- Kitchen and bathroom facilities included. Reverse cycle air-conditioning
- Access to shared conference room
- Outgoings included: water and electricity
- Optional on-site car space plus ample nearby parking

An outstanding opportunity to secure a quality office space in a tightly held location.

Enquire today to arrange an inspection.

FOR LEASE

\$34,000 per annum plus GST

BUILDING AREA

68sqm

AGENTS

Stephen Thompson

0418 626 254

stephen.thompson@ljhmanuka.com.au

AGENCY

LJ Hooker Manuka

(02) 6239 5551

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.



MORE DETAILS

Property ID	1UUFFMF
Property Type	Offices
Building Area	68 m2
Parking	1

Stephen Thompson 0418 626 254
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