



300 Ruthven Street, Toowoomba City

Immaculate A-Grade Office with High Exposure

With a commanding presence on Ruthven Street and situated within the Railway Parklands Priority Development Zone, 300 Ruthven Street presents a high-quality leasing opportunity in a prominent CBD fringe location.

The property has been revitalised with exposed high ceilings and a blend of rustic, historic charm and elegant modern finishes. It showcases a unique integration of contemporary style with original timber and brick features.

Ruthven Street is the only road that fully traverses the city and serves as a key connection to the New England Highway, generating a constant flow of passing traffic throughout the Darling Downs and greater Southwest region. This ensures outstanding exposure within one of Toowoomba's busiest corridors.

The Difference:

- High-quality fit out with exceptional finishes
- Numerous private offices and a welcoming reception
- " Net lettable are of 300m² plus an additional 18m² storage/private office

FOR LEASE
Contact Agent

BUILDING AREA
318sqm

AGENTS

Gillian Ross
0439 416 853
g.ross@ljht.com.au

Christopher Stewart
0451 948 001
cstewart@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**

- " Impressive kitchen and separate male and female amenities
- " Prominent 452m² site with dual street frontage
- Excellent exposure to passing traffic
- Four exclusive car parks plus ample on-street parking
- Within walking distance to Baker's Duck, The Spotted Cow, the Mill's Precinct, and Toowoomba CBD amenities

If you are seeking a bespoke office in a central location with easy access and comfort, this property is perfect for your business to thrive.

For more information, please contact the exclusive marketing agents, Gillian Ross or Chris Stewart of LJ Hooker Commercial Toowoomba

MORE DETAILS

Property ID	10QVG6F
Property Type	Offices Medical/Consulting
Building Area	318 m2
Land Area	452 m2
Parking	4

Gillian Ross 0439 416 853

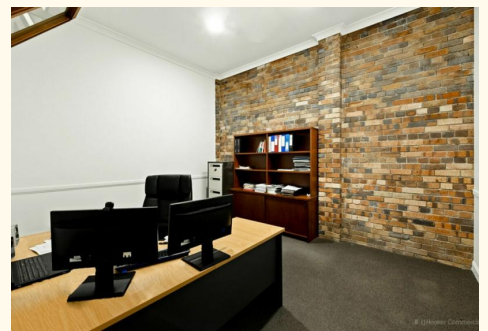
Commercial Business Development Manager | g.ross@ljht.com.au

Christopher Stewart 0451 948 001

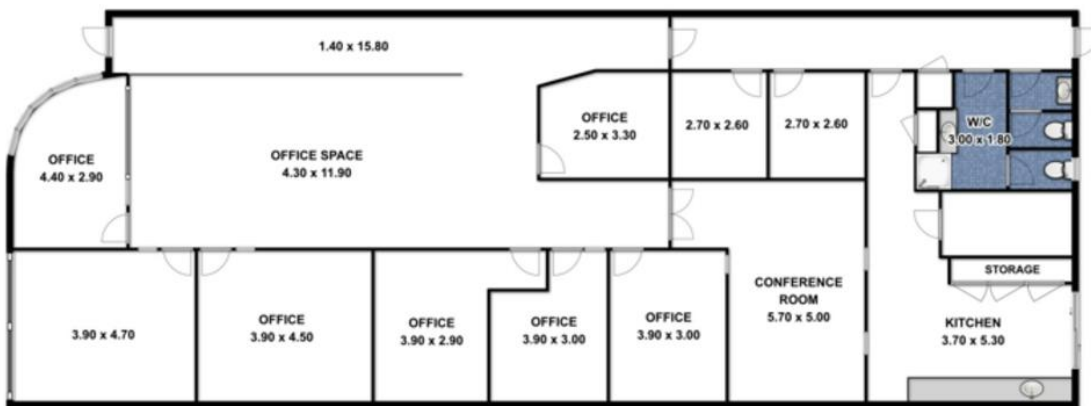
Managing Director | cstewart@ljht.com.au

Toowoomba (07) 4688 2222

Level 1, 677-683 Ruthven Street, TOOWOOMBA QLD 4350
toowoomba.ljhcommercial.com.au | toowoomba@ljhtc.com.au



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