



## Tuggerah, Suite 12/25 Anzac Road

Multiple offices varying in size with loads of natural light!

LJ Hooker Commercial are pleased to present this fantastic, modern office suite now available for lease! This is your chance to secure a symmetrical shaped office with stacks of natural light!

Watch your team thrive & grow enjoying the benefits this premises has to offer along with the myriad of bonuses Tuggerah & surrounds enjoy.

Located at 25 Anzac Rd, Tuggerah is this well-appointed office premises enjoys a WHS accessible office & amenities along with multiple outdoor areas available to the building.

Featuring fresh new paint, ceiling grid & tiles along with air conditioning, the premises will suit a range of office & medical uses.

All internal walls are removable if you were to consider adjoining multiple suites together,

 **LJ Hooker Commercial**

**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.

**For Lease**  
\$20,500 pa net + GST

**Building Area**  
64sqm

**Contact**  
**Ben Purdue**  
0450 719 600  
ben.purdue@ljhooker.com.au

**Tom Bore**  
0402 938 144  
tom.bore@ljhooker.com.au

**Terrigal | Erina**  
**(02) 4385 8444**

subject to lessor approval. This premises provides an open plan office area, light & airy feel with common amenities on the same level.

Sizes available ranging from 64m2 to 164m2 with multiple adjoined suites able to be combined subject to lessor approval.

Convenient proximity to Tuggerah Westfield, Tuggerah Super Centre, Bunnings, Service NSW, many specialty shops, Tuggerah Train Station & local Bus stops.

Features include:

- \* Symmetrical open plan layout
- \* New internal paint
- \* LED lighting & NBN Active
- \* Plumbing ready for kitchenette install
- \* 2 car spaces
- \* Ability to adjoin suites
- \* Landmark building

For more information or to arrange an inspection, please call Ben Purdue 0450 719 600 or Tom Bore 0402 938 144 today!

## More About this Property

Property ID	2ZZHXT
Property Type	Medical/Consulting
Building Area	64 m <sup>2</sup>
Land Area	64 m <sup>2</sup>

### Ben Purdue 0450 719 600

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### Tom Bore 0402 938 144

Commercial Sales Consultant | [tom.bore@ljhooker.com.au](mailto:tom.bore@ljhooker.com.au)

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