

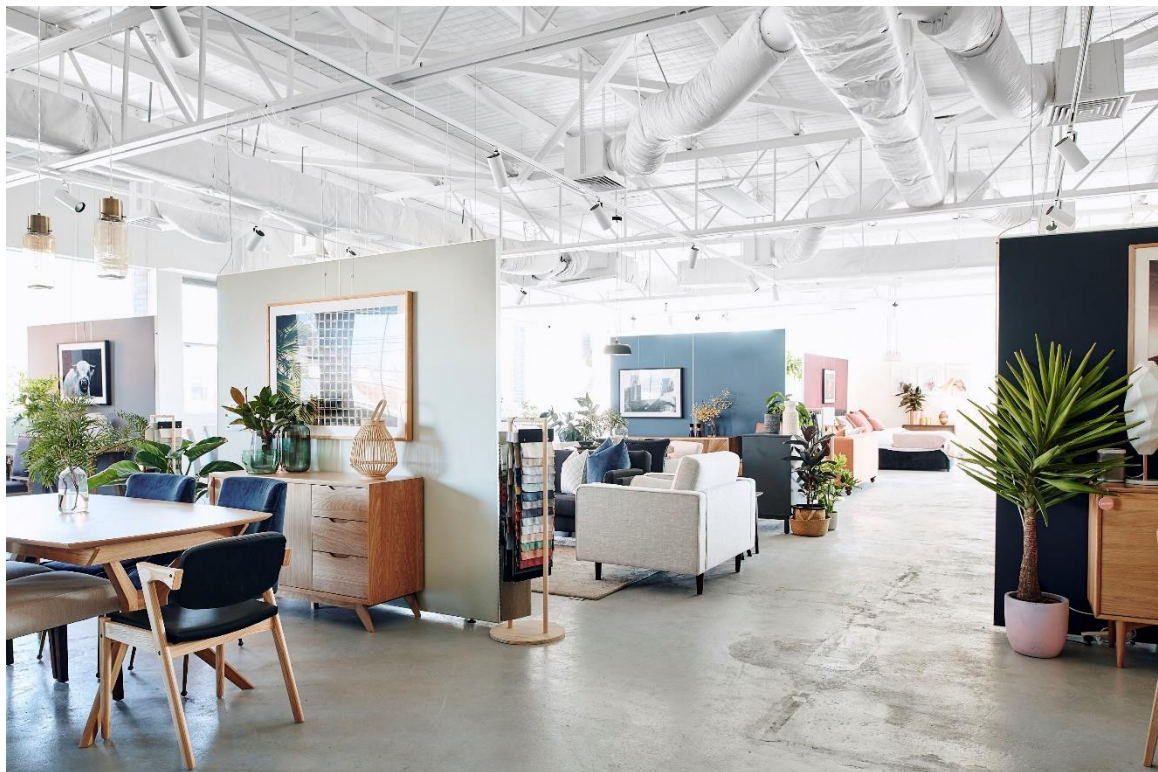
MARKET BRIEF

*** SHOWROOM PREMISES REQUIRED NOW ***

Tenancy Size:	350-450sqm
Target Suburbs:	Alexandria, Waterloo, Rosebery & Surry Hills
Preferred Precincts:	Homewares / Prime furniture retail heartland
Site Attributes:	<ul style="list-style-type: none"> • Ground Floor or Level 1 with Ground Floor access (similar to the Fitzroy store) • Main Road & open plan • Floor – Raw/Painted or Polished Floors • Painted White Ceilings (or ability to do so) • Air Conditioning • Male, Female & Accessible toilets (can be shared/common)
Signage:	Generous external signage opportunities
Lessee:	Brosa Design Pty Ltd
Lease term on offer:	Three (3) years or longer for the right site + Three (3) years
Timing:	Now!
Other:	<ul style="list-style-type: none"> — Brosa is a new breed of direct-to-consumer brand that is disrupting the \$14 billion Australian home and living retail industry – Link to Press Release — https://www.instagram.com/brosadesign/ — https://www.brosa.com.au/ — TLG is retained by Brosa



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