

MARKET BRIEF - WAREHOUSE REQUIRED TO LEASE

READY TO OPEN LATE 2020 / EARLY 2021

Tenancy Size:	1,100 – 1,500sqm
Premises type:	Industrial (95% warehouse)
Target Suburbs:	<ul style="list-style-type: none"> • Weston Creek • Belconnen • Mitchell & surrounds
Preferred Precincts / surrounding business:	<ul style="list-style-type: none"> • High growth areas • Close to universities • Business Parks • Public Transport • Gentrified, warehouse style precincts • Near Craft/ Microbreweries and coffee roasters
Site Attributes:	<ul style="list-style-type: none"> • Industrial warehouse, open plan (low office ratio) • Preferably clear span & good air flow • Ground Floor • Minimum 5m high ceilings • Male / Female / Accessible bathrooms
Purpose Use:	Appropriate for Indoor Recreation / Gym / Lessee usage
Car Parking	Ample parking
Usage:	<ul style="list-style-type: none"> • Bouldering • Food & Beverage
Signage:	Yes
Lessee:	BloC Haus Pty Ltd
Lease term on offer:	<ul style="list-style-type: none"> • Up to Ten (10) years • No demo clause
Timing:	Late 2020 / early 2021
Other:	<ul style="list-style-type: none"> • https://www.blochhaus.com.au/ • Link to BloC Haus corporate company brochure • TLG is retained by BloC Haus

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