

Market Brief

- » Newcastle: Wickham, Hamilton, Islington or Mayfield West
- » Industrial / High Clearance
- » 800-,1000sqm (9 metres); or 1,500-2,000sqm (5 metres)

<u>Tenancy Size</u>	800-1,000sqm (9m+) 1,500-2,000sqm (5m+)	<u>Lessee</u>	BlocHaus Pty Ltd
<u>Premises Type</u>	Industrial or high clearance	<u>Lease Term</u>	• Up to 10 years
<u>Target Suburbs</u>	• Wickham, Hamilton, Islington, Mayfield West	<u>Offer</u>	• No demo clause
<u>Preferred Precincts and Amenities</u>	• High growth areas • Close to universities • Business parks • Public transport	<u>Timing</u>	Immediate
<u>Site Attributes</u>	• Gentrified, warehouse-style precincts • Near craft/microbreweries and coffee roasters	<u>Links</u>	BlocHaus Website BlocHaus Corporate Brochure
<u>Purpose Use</u>	• Industrial warehouse, open plan (low office ratio) • Preferably clear span & good air flow • Ground floor • Minimum 5m high ceilings • Male / female / accessible bathrooms	<u>Other Info</u>	Tenant Leasing Group is retained by BlocHaus
<u>Car Parking</u>	• Ample parking	<u>Contact</u>	Phil Reichelt 0418 961 045 philip.reichelt@tl-group.com.au
<u>Usage</u>	• Bouldering • Food & Beverage		



On behalf of: **BlocHaus Bouldering**
Submissions due: **5pm 12th April 2022**

Contact: **Phil Reichelt**
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e: **philip.reichelt@tl-group.com.au**



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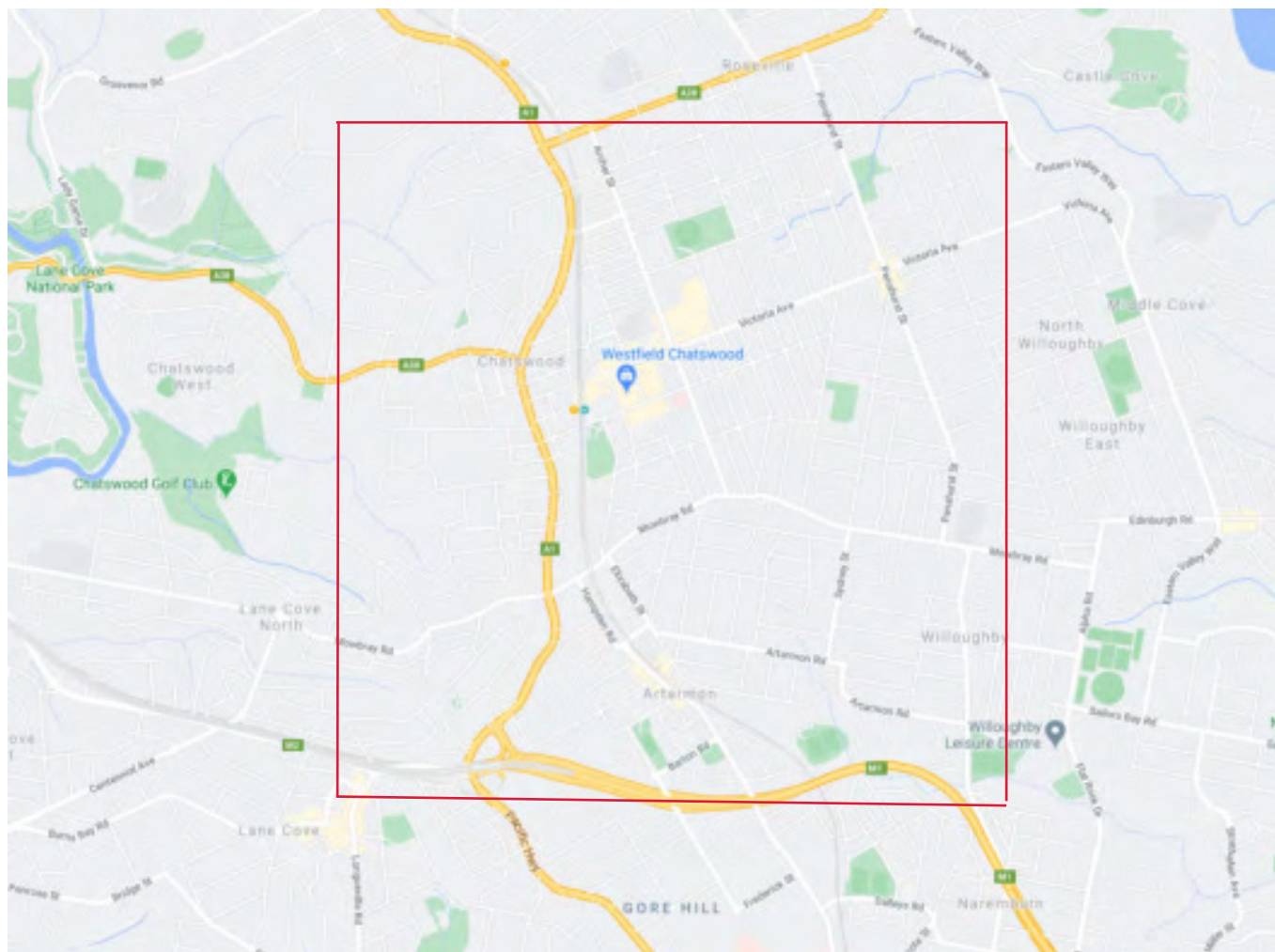
Tenant Leasing Group are independent, tenant-only representatives & retail/industrial leasing specialists. Suite 12.06, Level 12, 14 Martin Place Sydney, NSW 2000 | www.tl-group.com.au



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