



Property	Premises	Type	Area sq/m	Rental per sq/m	Outgoings payable	Comments & Availability	Contact Details
VICTORIA							
23-25 Argyle Place South, Carlton	Whole Building	Offices	338.6	POA	Net	Includes 3 on site car spaces. Modern 2 Storey Office Building Includes partitioned offices. PLANS AVAILABLE Males and female toilets on both levels. Showers on Ground level. UNDER OFFER	Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566 Mark Pellicano 0418 345 033
97 Chifley Drive, Preston	1st Floor	Offices	508	POA	Net	Partitioned Offices, Boardroom & workstations Located close to Northland Shopping Centre. Available for early occupancy On site parking Lift being installed with completion mid-October 2019	Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566 Mark Pellicano 0418 345 033
Milleara Shopping Centre 235 Milleara Road, Kellor East First Floor Medical Centre	Suite 1 Suite 2 Suite 3 Suite 4	Medical Medical Medical Medical	11.5 11.5 10.8 13.9	POA POA POA POA	Gross Gross Gross Gross	First Floor Medical Cent/Available May 2017 First Floor Medical Cent/Available Immediately First Floor Medical Cent/Available Immediately First Floor Medical Cent/Available Immediately SHORT-TERM TENANCIES CONSIDERED Reception facility also available.	Mark Pellicano 0418 345 033 Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
Suites 1-4 located on the first floor form part of a larger medical precinct and could be leased as one tenancy.							
	Suite 49	Medical/Offices	142	POA	Gross	UNDER OFFER	
42 Thompson Street, Hamilton Victoria	Freestanding Ground	Retail/Offices Atrium	486 115	601 By Negotiation	Net	Historic 2 storey building - 243 sq/m each floor to be refurbished. Suitable for varied uses. Located adjacent to the Hub Shopping Centre. Available as a whole or floor by floor.	Mark Pellicano 0418 345 033 Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
The Hub Shopping Centre 138-146 Gray Street, Hamilton	1st floor	Offices	200	POA	Gross	Unique refurbished character offices. Available immediately. Frontage to Gray Street	
QUEENSLAND							
NEW LANDMARK DEVELOPMENT PROPOSED FOR HERVEY BAY TO INCLUDE MAJOR CINEMA COMPLEX, RETAIL, COMMERCIAL OFFICES AND UNDERCOVER PARKING							
BAY CENTRAL HERVEY BAY 135 Boat Harbour Drive, Urraween	Offices	Level 1 Level 2 Level 3 Level 4	1830 1842 1916 1870	POA POA POA POA	Net Net Net Net	PRE-COMMITMENTS AVAILABLE TO SECURE PREMISES	Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
BROCHURE AVAILABLE UPON REQUEST							
	Retail Space	Ground	2040 841 845 85	POA POA POA POA	Net Net Net Net	Office floors can be sub-divided to suit specific requirements. Smaller areas from approximately 190 square metres available Retail space can be sub-divided for specific requirement. Café CINEMA COMPLEX HAS BEEN PRE-LEASED	
	Roof Top Bar Facility	Level 5	800 Approx.	POA	Net		
NEW SOUTH WALES							
130-140 Banna Avenue, Griffiths NSW	2nd 1st - Shop 4B	Offices Offices/Retail	362 42	POA POA	Net Net		Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566 Mark Pellicano 0418 345 033
NOTE: Leasing fees are available to all introducing Licensed Agents. Please check with LiuZZi Property Group for fee structures.							