



Property	Premises	Type	Area sq/m	Rental per sq/m	Outgoings payable	Comments & Availability	Contact Details
VICTORIA							
138 Cardigan Street, Carlton	Ground, 1st & 2nd floors	Offices	1600 sq/m Subject to Survey	POA	NET	Available January 2021 Includes 23 Car spaces in Basement NEW LISTING	Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
97 Chifley Drive, Preston	1st Floor	Offices		508 POA	Net	Offices being refurbished Located close to Northland Shopping Centre. Available for early occupancy On site parking New Lift has been installed	Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
<u>Milleara Shopping Centre</u> 235 Milleara Road, Keilor East First Floor Medical Centre	Suite 1 Suite 2 Suite 3	Medical Medical Medical		11.5 POA 11.5 POA 10.8 POA	Gross Gross Gross	First Floor Medical Centre LEASED First Floor Medical Centre Available Immediately First Floor Medical Centre Available Immediately SHORT-TERM TENANCIES CONSIDERED Reception facility also available.	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.							
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	Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
48 Thompson Street, Hamilton Victoria	Ground	Offices/Retail		698 POA	Gross	Available from mid-September 2020 NEW LISTING	
QUEENSLAND							
NEW LANDMARK DEVELOPMENT PROPOSED FOR HERVEY BAY TO INCLUDE MAJOR CINEMA COMPLEX, RETAIL, COMMERCIAL OFFICES AND UNDERCOVER PARKING							
<u>BAY CENTRAL HERVEY BAY</u> 135 Boat Harbour Drive, Urraween	Offices	Level 1 Level 2 Level 3 Level 4		1830 POA 1842 POA 1916 POA 1870 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 POA 841 POA 845 POA 85 POA	Net Net Net Net	Café CINEMA COMPLEX HAS BEEN PRE-LEASED	
	Retail space can be sub-divided for specific requirement.	Roof Top Bar Facility	Level 5	800 Approx. POA	Net		
NEW SOUTH WALES							
130-140 Banna Avenue, Griffiths NSW	2nd	Offices		362 POA	Net		Rick Hart 0421 331 281 Alfonso Liuzzi 0412 444 566
NOTE: Leasing fees are available to all introducing Licensed Agents. Please check with LiuZZi Property Group for fee structures.							