

Suite 3.04, 3.05 & 5.06 372 Albert Street, EAST MELBOURNE

FOR LEASE



LOCATED IN THE EAST MELBOURNE JUST 2 MINUTES FROM CBD

Description

- RANGE OF SUITES AVAILABLE
- NORTH FACING OR CBD/FITZROY GARDEN VIEW
- SECURE PARKING OPTIONS AVAILABLE

- * Suite 3.04 - 34 sqm*
- * Suite 3.05 - 73 sqm*
- * Suite 5.06 - 39 sqm*
- * Suite 6.04 - 60 sqm*
- * Level 6, Suite 2 – 67 sqm*
- * Level 6, Suite 3 – 110 sqm*

- * All with outstanding natural light
- * Secure onsite car parks available
- * On-site Degani cafe
- * Shower and changing facilities in the building

372 Albert Street is a prominent 9-storey building situated within an outstanding city fringe location directly opposite the serene Fitzroy Gardens.

The building provides lift access and is suitable for a number of uses, including corporate offices or medical consulting rooms.

The property is located on the north-east corner of Albert & Lansdowne Streets within a major hospital precinct (incorporating The Freemasons, St Vincent's and Mercy Private Hospitals) and is within immediate proximity to public transport facilities, including tram services along Victoria Parade, Brunswick Street and Smith Street, Fitzroy.

Importantly, the entrance to Parliament train station is approximately 500 metres away.

Area m²: 73.00

Rent PA: Contact Agent

Outgoings:

Contact: **Jarrold Nankin**
0422 800 228
jarroldnankin@allardshelton.com.au

Patrick Kerr
0451 142 791
patrickkerr@allardshelton.com.au

Suite 3.04, 3.05 & 5.06 372 Albert Street, EAST
MELBOURNE

FOR LEASE

FOR AN IMMEDIATE INSPECTION CALL US TODAY!

* car park availability subject to terms & conditions

*approx