



Level 1 Shop 9
110 Erina Street GOSFORD
149SQM Prominent Corner Office in Gosford CBD

Area m²: 149
Rent \$/m²: \$221
Rent pa: \$33,000 Per Annum Gross + GST
Net/Gross: Gross
GST: Exclusive
Parking: 0
Outgoings:
Contact:
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Location:

The property is situated on the prominent and busy corner of Erina Street and Watt Street, directly opposite the Imperial Shopping Centre. This highly exposed position provides easy access to all amenities in Gosford CBD, including an easy stroll to the train station.

Description:

The first floor office is available to lease now.

The suite offers five (5) partitioned offices, an open plan area, a breakout / lunchroom and storage space.

The office space features a suspended grid ceiling with fluorescent lighting, along with good natural light, fresh carpet throughout and ducted air-conditioning.

Great exposure is provided with frontage to both Erina Street and Watt Street. Access is via stairs with the entry point from the Watt Street frontage.

The building has onsite parking, which may be available by negotiation.

- Existing fitout to utilise
- Good natural light
- Prime corner in Gosford CBD