



Expression of Interest Sydney CBD

On behalf of:

Mindbody

30 March 2023

Submissions to be lodged with:

Avril Zhao

azhao@lpc.com.au

By 5pm Wednesday 12 April 2023

Sydney CBD Accommodation

LPC has been appointed to act as Occupier Advisor for Mindbody in relation to their Sydney CBD office requirement. MINDBODY, Inc. is a San Luis Obispo, California-based software-as-a-service company that provides cloud-based online scheduling and other business management software for the wellness services industry. For further information, please refer to www.mindbodyonline.com.

The Requirement

Item	Comments
Type of Accommodation	A grade or character-building office accommodation that provides high quality services, good level of natural light, end of trip facilities.
Lettable Area	Requirement of circa 250 sqm to 300 sqm of office space.
Location	Sydney CBD bounded by the following: <ol style="list-style-type: none"> 1. Martin Place to the North 2. Bathurst Street to the South, 3. Elizabeth Street to the East, and 4. Clarence Street to the West.
Lease Commencement	A lease commencement date of 1 November 2023.
Premises Condition	Preference is for fitted space comprising a minimum of 25 workstations, 10-person boardroom. 4-person meeting room, kitchen/ break out area, utilities and small reception.
Lease Term	An initial lease term of 3 or 5 years will be considered with option/s.
Access for Fit-out	Access will be required no later than 2 months prior to lease commencement with the ability to trade from the premises upon the completion of the fitout works.
End of Trip	Buildings that contain a dedicated end of trip facility is preferred.
ESG	Please confirm target ratings, including NABERS Energy and Water and other ESG credentials.
Third Spaces	Buildings that offer “Third Spaces” are highly desirable.
Consultants Fees	Our client requires reimbursement of their professional occupier advisory fees.

Agent Appointments

LPC will not be involved in the resolution of any dispute that may arise between agents, agency firms or consultants in respect of introductions.

Lodgement Details

Each party must nominate and complete a checklist with the details of premises that meet our client's requirements. Details to be submitted to our office by 5:00pm Wednesday 12 April 2023.

Submissions are to be lodged with

Avril Zhao | azhao@lpc.com.au

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