



Expression of Interest Brisbane CBD

On behalf of:

Executive Health Solutions

18 April 2023

Submissions to be lodged with:

Gillian Heath

gheath@lpc.com.au

By 5pm Friday 28 April 2023

Brisbane CBD – Office Accommodation

LPC has been appointed to act as Occupier Advisor for Executive Health Solutions in relation to their Brisbane CBD office requirement. Executive Health Solutions deliver professional and comprehensive health programs to companies and individuals. For further information visit www.executivehealthsolutions.com.au

The Requirement

Item	Comments
Current Address	Executive Health Solutions currently occupy space at 46 Edward Street under a lease expiring 20 July 2024.
Type of Accommodation	Good quality A or B Grade office accommodation that provides high quality building services, good level of natural light and end of trip facilities.
Lettable Area	Requirement of circa 200 to 250sqm.
Location	Brisbane CBD within or adjoining the “Golden Triangle”
Lease Commencement	A lease commencement date of 1 August 2024.
Lease Term	An initial lease term of 8-10 years will be considered with option/s to renew, early break provisions after year 5.
Premises Condition	Preference is for a modern fully refurbished space, with the ability to put in client bathrooms. An existing fitout may be considered – preferred layout would be 4 consulting rooms and bathrooms.
Access for Fit-out	Access will be required 4 months prior to lease commencement with the ability to trade from the premises upon the completion of the fitout works.
Car Parking	TBC
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 Friday 28 April 2023.

Submissions are to be lodged with Gillian Heath | gheath@lpc.com.au | 1300 415 215