



Expression of Interest Melbourne CBD

On behalf of:

Invesco

23 April 2024

Submissions to be lodged with:

Dylan O'Donnell

dodonnell@lpc.com.au

By 5pm Wednesday 1 May 2024

Melbourne CBD Office Accommodation

LPC has been appointed to represent Invesco in relation to their requirement for Melbourne CBD office accommodation. Invesco is a leading independent global investment management firm.

For further information please visit their website www.invesco.com.

The Requirement

Item	Comments
Current Address	Level 26, 333 Collins Street, Melbourne
Type of Accommodation	Office accommodation in a Premium or A-grade building.
Lettable Area	Approximately 800sqm
Location	Melbourne CBD, with a strong preference for Collins Street.
Lease Commencement	A lease commencement date of 1 March 2025.
Lease Term	An initial lease term of 3 years, with multiple options for further terms.
Condition	High quality existing fitout preferred.
Access for Fit-out	Where a fitout is required access for fitout will be required 9 months prior to lease commencement with the ability to trade from the premises upon the completion of the fitout works. Where an existing fitout is in place, the earlier access would be dependent on the level of alterations required.
Car Parking	Please advise the number of exclusive and dedicated spaces available.
Energy Rating	Sustainability is important, please confirm target ratings, including NABERS Energy and Water.
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.

Lodgment 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, 1 May 2024.

Submissions are to be lodged with

Dylan O'Donnell | dodonnell@lpc.com.au

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