



Expression of Interest Perth CBD

On behalf of:

Confidential Client

09 March 2026

Submissions to be lodged with:

Graham Postma

gpostma@lpc.com.au

By 5pm Wednesday 18 March 2026

Perth CBD Office Accommodation

LPC has been appointed to represent a confidential client in relation to their requirement for Perth CBD office accommodation.

The Requirement

Item	Comments
Type of Accommodation	<p>“A” Grade or high “B” grade office accommodation with services consistent with the PCA office matrix.</p> <p>Buildings with common / shared meeting rooms and or co-working facilities, quality end of trip facilities and an abundance of natural light will be highly regarded.</p>
Lettable Area	Subject to final space planning, an area of approx. 250sqm to 300sqm is required.
Location	Perth CBD, west of William Street.
Lease Commencement	A lease commencement date Q3-Q4 2026, with access prior.
Lease Term	An initial lease term of 5 years, with options.
Condition	Open plan “warm shell” premises and tenancies with an existing fitout that can be “rebirthed” will be considered.
Access for Fit-out	Access for fitout / alterations will be required at least 3-6 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.
Lease Flexibility	The provision for option terms and known contraction/expansion rights, will be an important consideration.
Car Parking	Please advise the number of exclusive and dedicated spaces available.
Energy Rating	Sustainability is important, please provide details including NABERS Energy and Water ratings.
Consultants Fees	Our client requires reimbursement of their professional occupier advisory fees.



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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 to nominate and complete a checklist with the details of premises that meet our client's requirements. Details to be submitted via email by 5:00pm Wednesday, 18 March 2026.

Submissions are to be lodged with

**Graham Postma | gpostma@lpc.com.au
+61 412 926 166**