



# Expression of Interest South West Sydney

On behalf of:

**Confidential**

4 May 2026

Submissions to be lodged with:  
[submissions@lpc.com.au](mailto:submissions@lpc.com.au)

Attn: Ken Lam  
By 5pm, 11 May 2026

## South West Sydney Industrial Accommodation

LPC has been appointed to act as Occupier Advisor for a confidential client in relation to their Industrial warehouse requirement.

### The Requirement

Item	Comments
<b>Type of Accommodation</b>	Prime or Secondary Grade Industrial Warehouse/ Office Facility
<b>Lettable Area</b>	+/- 10,000 sqm approx..
<b>Location</b>	Southwest Sydney, close to Liverpool/Warwick Farm
<b>Lease Commencement</b>	Anticipated lease commencement in the first half of 2027
<b>Lease Term</b>	7 to 10 years will be considered with option/s.
<b>Access for Fit-out</b>	Access to fit out will be required 3 months prior to the Lease Commencement Date.
<b>Warehouse Requirements</b>	<ul style="list-style-type: none"> <li>• Container-height roller doors with associated loading docks.</li> <li>• High internal warehouse clearance.</li> <li>• Fully sprinklered facility.</li> <li>• Floor loading capacity to be confirmed for both warehouse and hardstand areas.</li> </ul>
<b>Site Requirements</b>	<ul style="list-style-type: none"> <li>• Large hardstand area preferred.</li> <li>• Undercover awning area desirable.</li> <li>• Fully secured site preferred.</li> </ul>
<b>Sustainability (ESG)</b>	Not essential; however, please advise of any sustainability ratings (e.g. Green Star, NABERS)
<b>Services &amp; Utilities</b>	Power capacity to premises to be confirmed (i.e. 3-Phase).
<b>Car Parking</b>	On-site parking is required & please confirm number of spaces available.
<b>Transport Access</b>	Proximity to public transport (including railway stations) is essential.
<b>Agent Appointments</b>	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 Monday, 11 May 2026.

**Submissions are to be lodged with**

**submissions@lpc.com.au**

**Ken Lam**

**1300 415 215**