

A blue magnifying glass icon with a yellow and orange handle, positioned over the top right corner of the title box.

Expression of Interest Fringe CBD

On behalf of:



Resource Engineering Consultants

25 August 2026

Submissions to be lodged with:

Graham Postma

gpostma@lpc.com.au

By 5pm Monday 31 August 2026

Fringe CBD Office Accommodation

LPC has been appointed to represent Resource Engineering Consultants (REC) in relation to their requirement for office accommodation within Osborne Park, Subiaco or West Perth. REC is an integrated engineering house where scientific precision meets practical problem solving, delivering innovative, fit-for-purpose engineering solutions for complex infrastructure in demanding onshore and offshore environments. For further information please visit their website www.rec.com.au

The Requirement

Item	Comments
Type of Accommodation	“A” of upper “B” grade office accommodation with services consistent with the PCA office matrix. Buildings with quality end of trip facilities, future expansion opportunities, common / shared meeting rooms and or co-working facilities, and an abundance of natural light will be highly regarded.
Lettable Area	Subject to final space planning, an area of approx. 350-400sqm, with the ability to expand to a minimum of 600sqm in the medium term. A larger initial area may be considered subject to the terms offered.
Location	In order of preference, Osborne Park, Subiaco and West Perth. Proximity to public transport, quality tenant amenity, and ease of access to the Freeways, will be highly regarded.
Timing	Options facilitating occupation in Q4 2026 or Q1 2027 are preferred.
Lease Term	An initial lease term of 5 years, with options.
Fitout	Our client requires premises with an existing fitout, the general parameters of which are as follows: • Small unmanned reception / greeting area • Boardroom for 10-12 pax • 1-2, 4-6 pax meeting rooms • 4-5 offices • 45-55 workstations (ideally sit to stand). Options with 25-30 workstations but capacity to increase to 55 will be considered. • Staff break out / kitchen area • Document control / utilities / printer areas • Collaboration spaces
Access for Fit-out	Where fitout alterations are required, early access will be required prior to lease commencement with the ability to trade from the premises upon the completion of the fitout works.

Lease Flexibility

The provision for option terms and known expansion rights will be an important consideration.

Car Parking

Parking is a major consideration with a minimum requirement for 13-15 bays. Please confirm the number of exclusive and dedicated spaces available, along with the availability of additional monthly bays on site or in close proximity.

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 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 Monday, 31 August 2026.

Submissions are to be lodged with

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