

**lpc cresa** 



# **Expression of Interest Penrith Office Accommodation**



**On behalf of:**

**Undisclosed Tenant**

**12 March 2021**

**Submission to be lodged with:**

**Ian Potgieter**

**[ipotgieter@lpc.com.au](mailto:ipotgieter@lpc.com.au)**

**By 1 pm, Tue 23 March 2021**

## Penrith Office Accommodation

Lpc Cresa has been appointed to act as Occupier Advisor for an undisclosed tenant in relation to their Penrith local area office accommodation requirements.

### The Requirement

Item	Comments
Type of Accommodation	Good quality office accommodation that provides a high standard of building amenity and services.
Lettable Area	Subject to final space planning a total area of approx. 2,500 sqm is required, in either a single location/building or across two or more separate locations/buildings. Although, other multi-site solutions will be considered.
Location	Penrith local area, including from Penrith railway station to Western Sydney University at Kingswood.
Lease Commencement	A lease commencement date of Q2/Q3 2021 is anticipated.
Access for Fit-out	Access for fitout works will be required not later than 3 months prior to lease commencement with the ability to occupy and trade from the premises upon the completion of the fitout works.
Lease Term	An initial lease term of 2 to 5 years will be considered with option/s for renewal and early termination rights.
Existing Fitout	Premises with existing open plan fitouts and fully refurbished spaces will be considered.
Parking	Please provide details of parking or parking adjoining the building.
Energy Rating	The preference for not less than a 4.0-star NABERS Energy rating building.
Agent Appointments	Lpc Cresa 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 1 pm, Tuesday 23 March 2021

Submissions are to be lodged with Ian Potgieter | [ipotgieter@lpc.com.au](mailto:ipotgieter@lpc.com.au) | 02 9235 1300