



Expression of Interest

Sunshine Coast Industrial Requirement



Prepared for:

Undisclosed Client

Prepared by:

LPC

8 November 2021

Level 3, 16-18 O'Connell Street
Sydney NSW 2000

Sunshine Coast Industrial Requirement

LPC has been appointed to act as the Occupier Advisor for an Undisclosed Client in relation to their Sunshine Coast warehousing and storage requirements. Further information about the company will be made available for shortlisted properties.

The Requirement

Item	Comments
Requirement	Lease.
Current Location	Kunda Park.
Type of Accommodation	Industrial accommodation presenting to a good standard.
Condition	Pre-commitment to a new building or good quality existing sites.
Lettable Area	Warehouse – 1,500 square metres. Office – 200 square metres. Hard Stand – 2,000 square metres.
Timing	March 2023, with early access for fit-out in November/December 2022.
Location	Ideally within a 10 kilometre radius of the current location in Kunda Park. However, alternative sites outside this area that satisfy the requirement and within close proximity to major transportation routes may also be considered.
Term	5 years with 5 year option.
Parking	Preference for approximately 10 car parks, either on-site or easily accessible.
Other	Other factors considered favourably include: <ol style="list-style-type: none"> 1. Accessibility to public transport. 2. Access to amenity surrounding the building (i.e. banks, cafes and restaurants).

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 the details of premises that meet our client's requirements. Details to be submitted to our office by 5:00pm Wednesday 17th of November 2021.

How to submit a property:

1. Download a copy of the Checklist spreadsheet located at the top of the page at lpc.com.au/briefs
2. Fill out the relevant property details in the Checklist spreadsheet.
3. Respond via email to mraymond@lpc.com.au with the completed spreadsheet and any relevant marketing materials or brochures for the property.

Submissions are to be lodged with:

Michael Raymond

Industrial Director

mraymond@lpc.com.au

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