



# Expression of Interest Sydney CBD

On behalf of:

**ADP Consulting**

10 January 2022

Submissions to be lodged with:

Ian Potgieter

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

By 5pm Tuesday 25 Jan 2022

## Sydney CBD Accommodation

LPC has been appointed to act as Occupier Advisor for ADP Consulting in relation to their Sydney CBD office requirement. ADP Consulting is a 100% Australian owned and operated, providing building services engineering, sustainability, ICT, acoustics, audio visual, security, vertical transportation, and specialist lighting design to the property and construction industry.

For more information, please visit <https://www.adpconsulting.com.au/>

Item	Comments
Type of Accommodation	Minimum of B grade office accommodation that provides high quality services, good level of natural light, located over a single floor, with end of trip facilities are required. Third spaces are preferred but not essential.
Lease Type	Direct or Sub Leases will be considered.
Lettable Area	Requirement of circa 600-800 sqm of office space, subject to final space planning.
Location	Sydney CBD, preference for buildings located north of Park Street, however, buildings outside of this area may also be considered.
Lease Commencement	A lease commencement date of 1 July 2022 is anticipated with early access for fitout and if required occupation.
Car Parking	Please advise car and motorbike parking availability within the building or adjacent, including rates.
Premises Condition	At this stage, the preference is for an existing modern fitout, although open plan refurbished spaces will also be considered. The ideal fitout to comprise: <ul style="list-style-type: none"> <li>• Open plan workstation environment</li> <li>• Various internal collaboration and meeting room spaces</li> <li>• Meeting rooms (2 x 4 pp; 1 x 6 pp; 1 boardroom x 8-10 pp)</li> <li>• Staff Breakout / kitchen area</li> <li>• Small reception area (unmanned)</li> </ul>
Lease Term	An initial lease term of 5 years will be considered with option/s for renewal, expansion and contraction, and early termination rights.

Access for Fit-out	Where a fitout is required, access will be required not later April/May 2022 with the ability to trade from the premises upon the completion of the fitout works. Where an existing fitout is in place, the early access will be dependent on the level of fitout alterations required.
Sustainability	Our client's preference is for a sustainable building, with appropriate ratings including Nabers.
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 must nominate and complete a checklist with the details of premises that meet our client's requirements, provide an appropriate Information Memorandum and where an existing fitout is provided the fitout plans.

Details to be submitted to our office by 5:00pm Tuesday, 25 January 2022.

Submissions are to be lodged with:

Ian Potgieter | [ipotgieter@lpc.com.au](mailto:ipotgieter@lpc.com.au)

Tel: 1300 415 215