



## 155 Alma Street, ROCKHAMPTON CITY, QLD 4700

### AFFORDABLE FIRST FLOOR OFFICE SPACE – ROCKHAMPTON CITY

An excellent opportunity to secure well-located first floor office accommodation in the Rockhampton CBD at a very competitive, below-market rental. Two office suites are available to lease individually or together, offering flexibility for businesses of varying sizes.

Located close to courts, professional services, retail amenities and public transport, this centrally positioned building provides practical office layouts, shared amenities and

**TYPE:** For Lease  
**INTERNET ID:** SUG3401  
**RENTAL DETAILS**  
**Rent / Lease:**  
**FROM \$15,600PA +**

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

offâ##street parking.

#### Available Office Areas

Lease 1D â## 275 sqm

- Large open plan office areas
- Multiple private offices with excellent natural light
- Dedicated meeting room
- Staff room / breakout area
- Ideal for professional services, training or administration uses

Lease 1E â## 104 sqm

- Comprises three private offices
- All offices have direct access from the common foyer
- Well suited to small professional businesses or satellite offices

Suites can be leased individually or combined to provide a total area of 379 sqm.

#### Building Features

- Communal first floor amenities including male and female toilets and shared lunchroom
- Some offâ##street car parking included
- Signage opportunities available (subject to approval)
- Excellent CBD location with easy access to surrounding services

This is an outstanding opportunity to secure quality office space in the heart of Rockhampton City at an attractive rental level.

For further information or to arrange an inspection, contact Jonathon Offord.

- Commercial Type:

#### GST + OUTGOINGS

#### CONTACT DETAILS

**Elders Commercial  
Rockhampton**  
Level 2/102 Bolsover St  
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**Jonathon Offord**  
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155 Alma Street, **Rockhampton**

