

AVAILABLE FOR LEASE
**WELL POSITIONED UNIT IN FAVOURED LUNN AVENUE COMMERCIAL
AREA**



Location	60 Lunn Avenue, Mt Wellington, Auckland.
Zoning	Business Activity 5
Available	Immediately
Property Details	Factory/warehouse 336 m2 Ground Floor Office 75 m2 First Floor Office <u>110 m2</u> Total area 521m2.
Car spaces	12 spaces included in rental
Rent	\$63,000.00 + Operating Expenses + GST per annum
Lease Term	7 years with 2 yearly rent review
Right of Renewal	Negotiable
Form Of Lease	6th edition ADLS standard modifications as attached. <i>To expedite any lease agreement approvals, please complete the attached Statement of Position and submit with the Agreement. SOP's should be obtained for all guarantors, and private companies.</i>
Landlord	Lunn Avenue No 1 Investment Group
Contact	Tony Fisken Guideline Investors Mobile 021 276 4125 tony@guideline.co.nz
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