



## 6 Oxley Street, GRIFFITH 2603

*Ground Floor Office in Central Location*

### Location:

### Description:

This tastefully fitted-out ground floor office space of 438m<sup>2</sup> is located on the border of Griffith and Kingston next to the East Hotel. Walking distance to Kingston's cafes, restaurants and shops, Lake Burley Griffin, Manuka and the Parliamentary triangle. This modern building has an outstanding aspect, lending itself to light-filled offices looking out onto maintained gardens.

Boasting 5 executive offices, 2 large open plan work areas with Shiavello workstations, 3 meeting rooms plus a large boardroom, 8 secure carparks and more.

### Key features:

- Central location
- Ground Floor Office of 438m<sup>2</sup> (approx.)
- Reception area
- Shiavello Workstations
- Security system
- Air-conditioned
- Elevated courtyard area with bbq
- 8 secure basement car parks on offer
- Male, Female and Disabled Amenities
- Kitchenette
- Server room
- Lift access to parking

Premises:	Suite 14
Area m <sup>2</sup> :	438
Rent PA:	
Net/Gross:	Gross
Outgoings:	Contact Agent
Contact:	<p><b>Ben Owen</b> 0418 688 787 bowen@canberracommercial.com.au</p> <p><b>Theo Dimarhos</b> 0433 474 747 tdimarhos@canberracommercial.com.au</p>