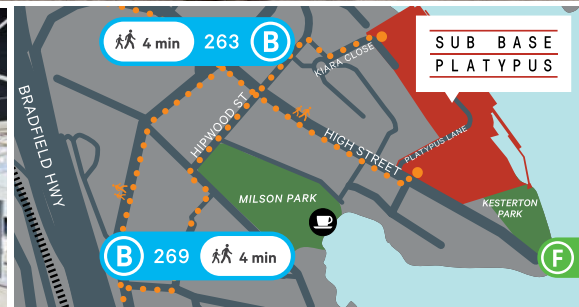
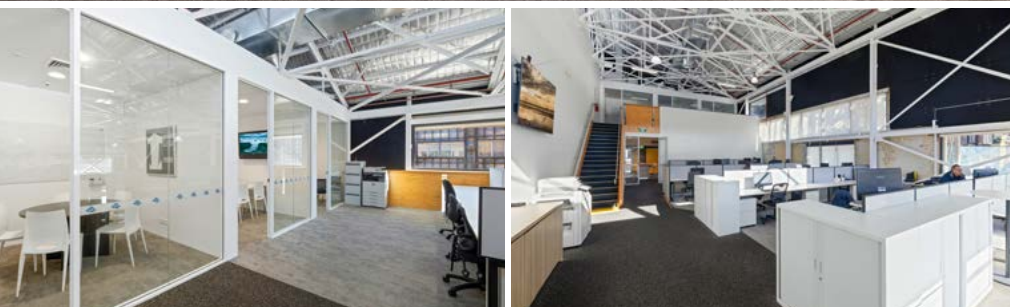


FOR LEASE

Tenancy 10.01, Building 10, 120 High Street
Sub Base Platypus, North Sydney

Harbour
Trust



Take advantage of this versatile 'plug and play' space in a desirable harbourside location.

Housed in Building 10, the historic Fleet Workshop, this meticulously designed office offers both functionality and style, perfect for businesses seeking a fully fitted opportunity. The suite boasts a total net lettable area (NLA) of 253m², featuring a ground floor accommodating up to 20 workstations, a large boardroom for up to 14 people, a reception, multiple break out areas and a beautifully designed kitchen. The mezzanine level includes 3 executive offices or small meeting rooms and an additional 4 workstations.

Added features include high-quality finishes throughout, stunning waterfront views, reverse-cycle air conditioning and abundant natural light. Conveniently located near North Sydney Ferry Wharf (150m) and Milsons Point Station (700m), it offers easy access to both North Sydney CBD and Sydney CBD.

Net lettable area

Suite: 253m² (approx.)

Rent

\$168,060 per annum + GST

Enquiries

For further details about this property or to organise an inspection, please contact:

Melanie Rose, Property & Leasing Manager

0409 697 333

melanie.rose@harbourtrust.gov.au

Claire Nolan, Leasing Officer

0448 110 016

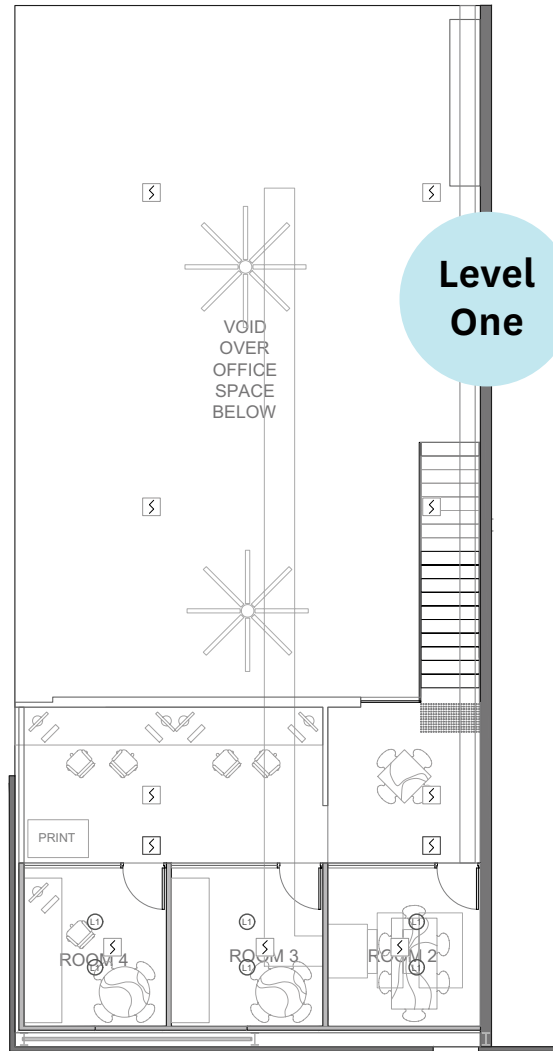
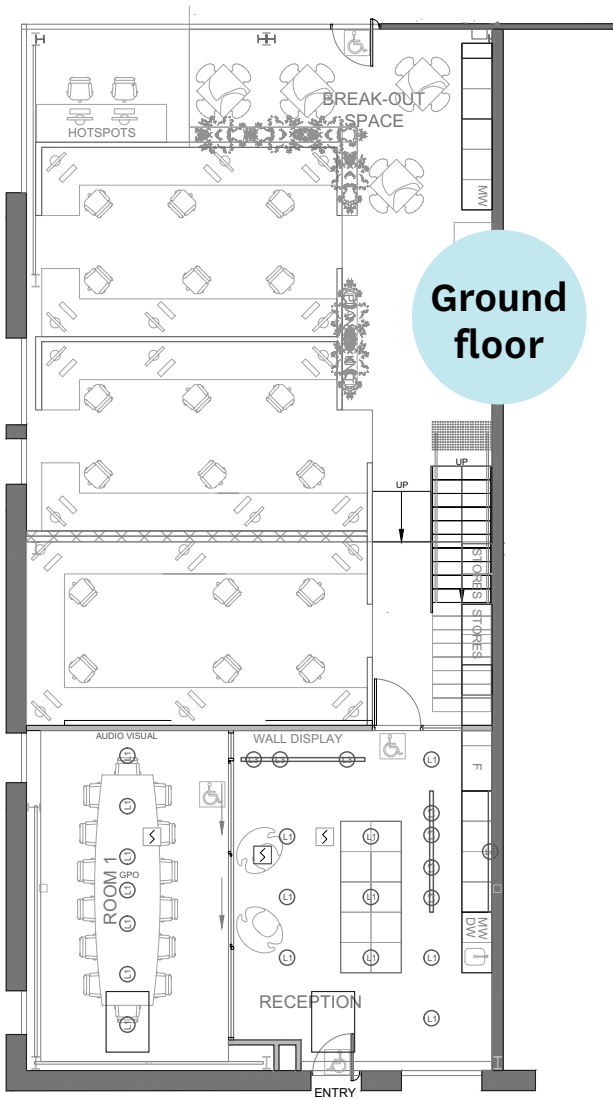
claire.nolan@harbourtrust.gov.au

harbourtrust.gov.au/lease

Map legend

● ● Main walking routes

**SUB BASE
PLATYPUS**



Ground floor
 Whole floor tenancy NLA: 91.16m² (approx.)
 Whole suite NLA: 124.46m² (approx.)

Upper floor
 Whole floor tenancy NLA: 33.3m² (approx.)
 Whole suite NLA: 124.46m² (approx.)

Tenancy 10.01, Building 10, 120 High Street, North Sydney