



Property Address: Office 1A / 111 Main South Road, O'HALLORAN HILL

Property Size: Approximately 48 Sq²

Rent Amount: \$650.00 Per month + GST & Outgoings

Council Zoning: Neighbourhood Centre - City of Onkaparinga

Estimate of Outgoings Tenant liable to pay per annum:	NET
Council Rates:	\$476.15
SA Water Rates:	\$170.91
SA Water Consumption:	as consumed
Emergency Services Levy:	\$107.30
Electricity:	as consumed
Building Insurance:	\$251.28
Gas:	\$80.00
Total:	<u>\$1,082.65</u> plus GST (if applicable)

- NOTE:** - Tenants are responsible for arranging their own Electricity, Telephone Connections & Billing
 - Tenants must arrange & provide evidence of Public Liability & Plate Glass Insurance Cover
 - Tenants are liable for the Installation & Maintenance of Fire Protection equipment in accordance with current legislation

Office Suite on upper level
 Brick Building
 Private Kitchenette
 Carpeted
 Shared Amenities
 Bitumised car parking
 Air Conditioned



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