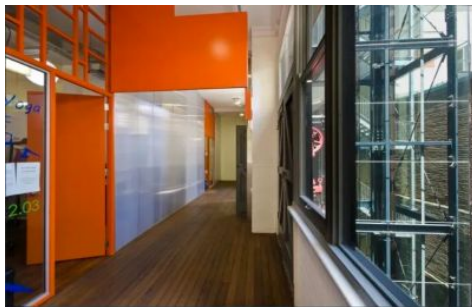


GUNNING



Suite 101/345B Sussex Street Sydney NSW

Gunning Real Estate is pleased to present this prime creative office/studio with views for lease. The building is located in the heart of Chinatown, only 400m from Town Hall station.

KEY FEATURES:

- Internal area: 80sqm
- Common kitchenette + toilets
- Air-conditioned
- High ceiling
- Lift access
- Abundant natural light
- Suits many businesses

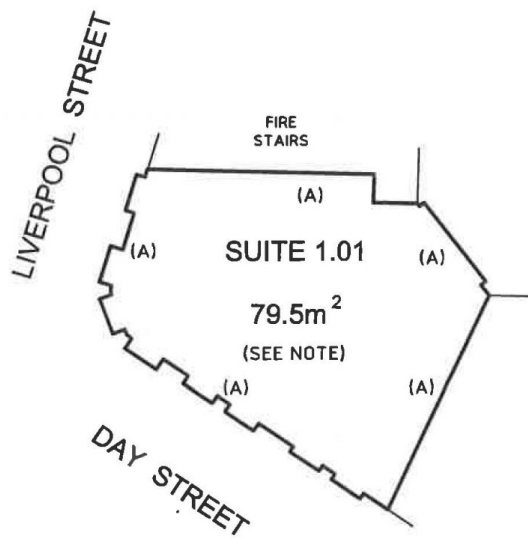
Please contact William Wu ??? (0450 250 123 / Wechat?? ID: will1014u) for details or inspection.

Building Size : 80 sqm
View : <https://www.gunningre.com.au/lease/nsw/sydney-city/sydney/commercial/offices/5731581>



William Wu
02 9698 0222

PLAN OF TENANCY AREA OF SUITE 1.01
LEVEL 1, COMMERCE BUILDING
345B-353 SUSSEX STREET, SYDNEY



NOTE.

THE TENANCY AREAS SHOWN HEREON HAVE BEEN MEASURED
AND CALCULATED PURSUANT TO PART 3 OF THE
PROPERTY COUNCIL OF AUSTRALIA METHOD OF MEASUREMENT
(MARCH 1997) WHICH DEFINES NET LETTABLE AREA (NLA)

(A) DENOTES MEASUREMENTS TAKEN TO INSIDE FACES
OF WALLS/GLASS.

DUNLOP THORPE & CO. PTY. LTD.
SURVEYORS

447 KENT STREET, SYDNEY 2000

FAX 9283 6633 PHONE 9283 6677

DX 988 SYDNEY

DATE: 13 JUNE 2012

REF: 16000-5 1.01