

## Expression of Interest to Lease

Tenant Trading Name:

Tenant ABN/ACN:

Premises: Ground Floor, Suite 1/13B Narabang Way

Annual Rent: \$61,305 + GST Net

Initial Lease Term: Years

Option Lease Term: Years

Lease Start Date:

Outgoings: NET \$12,372.63 + GST

limited to council rates, water rates, land tax and strata levies.

In addition to above and including but not limited to electricity, internet, telephone, garbage disposal, internal sanitation, grease trap, ventilation, water usage, waste disposal and air conditioning maintenance. (All organised and paid for by lessee as required)

Rent Reviews: 4% annually and market review at the start of any option period

Use of Premises:

Security: \$20,261.35 equivalent to three (3) months rental including GST. Should the Lessee be a company director guarantees to be provided

Deposit: \$13,507.56 equivalent to (2) months rental including GST

Special Conditions: \*\$20,000,000 Public Liability insurance (must include glass insurance) required with owner noted as an interested party on the policy.

### Upstate

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SIGNATURE: \_\_\_\_\_

DATE: \_\_\_\_\_