



OFFICE EXCELLENCE

Leased

Leased: Mon 30-Nov-20

Offices

36 - 38 Burwood Road, Hawthorn, Vic 3122

Floor Area:

730.0 m² - 1545.0 m²



Property Description

Quality standalone office building positioned adjacent to St James Park. This stunning and never to built out urban parkland is reminiscent of Central Park in New York or Hyde Park in London and 36 Burwood Road offers unobtrusive views over it. The property comprises of two levels of car parking with separate entries, extra wide building façade for un-paralleled exposure, spacious and airy entry foyer with lift to each floor. Each floor is approx. 750m2 and contains a quality office fit out available at no additional cost. The fit out includes, reception areas, boardrooms and meeting rooms of various sizes, perimeter glass offices, store rooms and breakout areas and open plan space with workstations supplied. A full turnkey option. Extensive building upgrade is underway with new exterior paint, new garden, foyer upgrade, new bathrooms and lift internals. Looking for a place for your staff to excel then 36 Burwood Rd is fit for purpose.

Exceptional location in western Hawthorn on the fringe of Richmond. Only a 2 minute walk to Hawthorn Train Station and tram stop directly in front of the property. Burwood Rd Retail Precinct caters for all tastes with cuisine from all over the world, a variety of cafes, the Elgin Hotel, Gibson's Wine Bar and Renaissance Square IGA supermarket. This location is the perfect blend of Richmond convenience and chic combined with corporate and leafy aspects of Hawthorn. Great place for business...

Additional Details

Tenure Type

Vacant Possession

Parking Comments

The building provides a total of 46 car parking spaces available at \$220 per bay per month.

36 - 38 Burwood Road, Hawthorn, Vic 3122



Tim Sugar
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Mario Nobrega
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Samuel Torrance
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GormanKelly - Hawthorn
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