

# UNIT 2/13 JOHN DUNCAN COURT VARSITY LAKES



## FOR SALE

### CORPORATE STYLED COMMERCIAL UNIT- IMMEDIATE SALE

- \*High quality office fit out over 2 levels
- \*250m<sup>2</sup>\* of ground floor with an additional 219m<sup>2</sup>\* of mezzanine area
- \*Ground floor tiled reception area
- \*Fully air conditioned throughout
- \*Numerous team or meeting rooms
- \*Large boardroom with projector screen
- \*Excellent amenities including shower, toilets and kitchen
- \*Suitable for a variety of uses
- \* Approx 800m to the M1 and Varsity Lakes Train Station
- \*Good on site car parking

We have been given clear instructions to sell, and sell quickly! Our vendor is both motivated and very reasonable! Contact exclusive marketing agents Adam Young and James Young to arrange an inspection.

(\* approximately)

0 BED | 0 BATH | 0 CAR

#### PRICE:

Offers Over \$540,000

#### OPEN FOR INSPECTION:

N/A



**Adam Young**

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# 2/13 John Duncan Court, Varsity Lakes



FIRST FLOOR



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.