

## 83-87 Capper St, Tumut, NSW 2720

Price on Application

Medical/Consulting



### Exceptional Opportunity

Discover an exceptional opportunity to lease in a versatile office space located at 83-87 Capper Street, Tumut.

This property boasts an exceptional building area of 371 sqm, making it ideal for businesses seeking a prominent location with ample room for growth. It is situated in the heart of Tumut, this property offers excellent visibility and accessibility, making it perfect for a variety of commercial uses.

The building features six well-designed office spaces that can be tailored to meet your business needs. The interior design includes a welcoming reception area. The property showcases an architectural style that blends functionality with aesthetic appeal. The use of hardwood flooring adds a touch of elegance to the workspace.

With multiple rooms and flexible layouts, this property can accommodate different office configurations. The property includes essential amenities such as a bathroom, convenient access points, and a well-maintained interior that reflects professionalism and style.

83-87 Capper Street offers a unique opportunity to secure a valuable asset in a thriving location. Don't miss out on this chance to elevate your business presence in Tumut.

Property Features include:

- Six spacious office spaces, each fit with a split system
- One large conference room
- Large open waiting room
- Private kitchen space/ Lunch room
- Disability accessible bathroom
- 11 Car spaces with 1 disability park

Tenant outgoings include:

92.2% of all outgoings:

- Council Rates
- Building insurance

### Listed By

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**Open for Inspection**

By Appointment.

