

Property Information Package

Commercial Lease - 69 Church Street, Dubbo



parking, reverse-cycle air conditioning, storage rooms and carpeted floor coverings.

- **Prime CBD Location:** Strategically located in Dubbo's bustling CBD, enjoy excellent access to local professional services, schools, cafes, and Dubbo Railway Station. The property is conveniently positioned opposite Council's Civic Administration Building.
- **Onsite Secured Parking:** Exclusive onsite car spaces ensure convenience for staff and visitors.

This is a rare opportunity to secure a premium office space in one of Dubbo's most sought-after locations.

About the Premises

Dubbo Regional Council is excited to present this exceptional commercial office building for lease, located in the heart of Dubbo's thriving CBD. This property offers a prime position with ample secure on-site parking, making it an ideal choice for businesses seeking a professional space in a high demand location.

Site Area: 575.4 square metres

Market Rent: \$47,500 per annum plus GST

Lease Terms: Preferred minimum 3 years+

Outgoings: Approx \$12,000 p/a. (Includes Council rates and water charges, electricity, building charges & insurance)

Zoning: E2 Commercial Centre

Key Features include:

- **Versatile Commercial Space:** This property features 8 spacious office suites, onsite

How to Apply

Applications must be submitted online via the Dubbo Regional Council website.

Please visit www.dubbo.nsw.gov.au/property and click on the link provided to submit an application.

Create or Log In to Your DRC&ME Account

New Users: You will need to create an account before submitting your application.

Existing Users: Simply log in with your existing account credentials.

Submitting an Application for an Organisation or Business

If you are applying on behalf of an organisation, business, or company, ensure you register under the appropriate account type before proceeding.



Assessment Process

Applications open: 9am on 16 December 2024

Applications close: 9am on 24 February 2025

Evaluation period: 30 days

Evaluation criteria:

- Price
- Proposed Use
- Financial Viability



A panel will assess the applications received. Please note that applicants may be required to attend an in person meeting to discuss their application submission in more detail.

Applicants will be notified of the outcome and the recommendation of the panel will go before Council for determination, which is likely to occur in April 2025.



Notification of Outcome

Following the closing of the submission period, all applicants will be contacted to advise the outcome of your application in writing.

If all applications are considered unsuccessful, this lease will reopen for further submissions following determination by Dubbo Regional Council.



Inspection and Contact Details

Inspections can be booked by contacting Dubbo Regional Council's Property and Land Development Team.

For further enquiries related to this information package, please reach out to Dubbo Regional Council's Property and Land Development Team

Email: property@dubbo.nsw.gov.au

Phone: 02 6801 4000