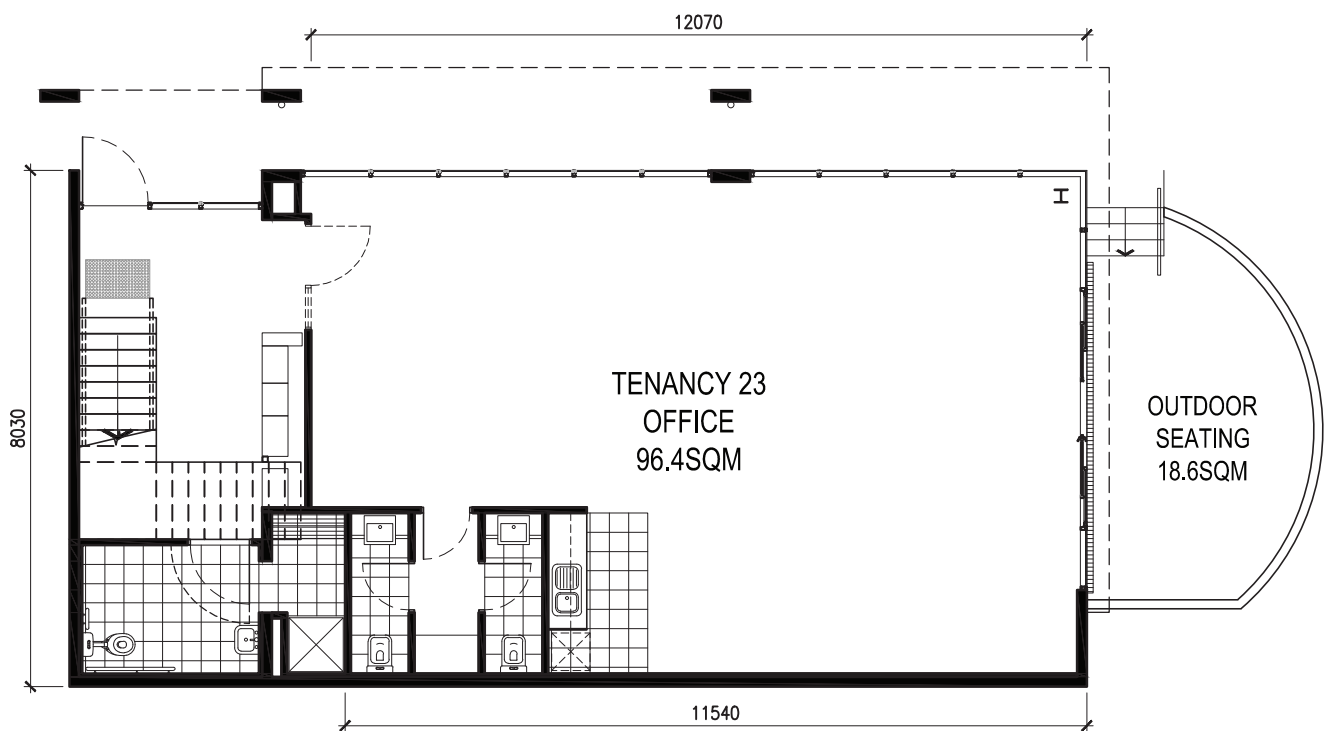


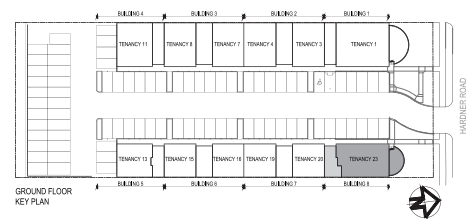
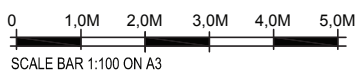
TWENTY - TWENTY TWO

HARDNER ROAD, MOUNT WAVERLEY

BUILDING 8 GROUND FLOOR TENANCY 23



TENANCY 23 LEASABLE: 96.4m²
OUTDOOR SEATING AREA: 18.6m²
TOTAL LEASABLE AREA: 115.0m²



The information contained herein has been obtained from sources we believe to be reliable and therefore have no reason to doubt its accuracy. The vendor and its agent will not be responsible for any error or misdescription which may appear. Prospective purchasers or leases are therefore advised to make whatever investigations they deem necessary. This drawing is protected by copyright.

NOTE: ALL AREAS SHOWN ARE APPROXIMATE.