

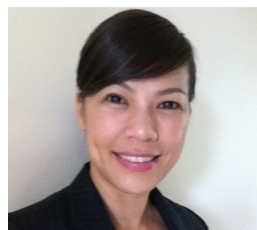
8/107-113 Quay Street Haymarket NSW

Spacious Retail Shop for Lease, located on the ground floor in busy streets.
Close to China Town, Broadway, UTS, TAFE, and Central train station.

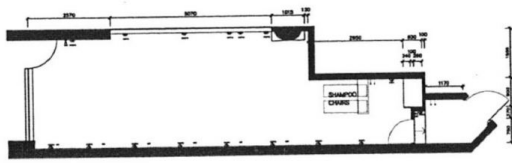
- *Street level shop front, side street
- *UTS library just right in next street
- *Leased to a quality tenant

Do not miss out on this great opportunity to start your business in an excellent location.

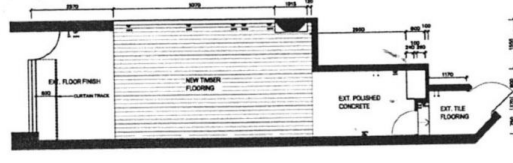
Price : 2080+GST
Building Size : 38 sqm
View : <https://www.property-square.com.au/lease/nsw/sydney-city/haymarket/commercial/retail/5882470>



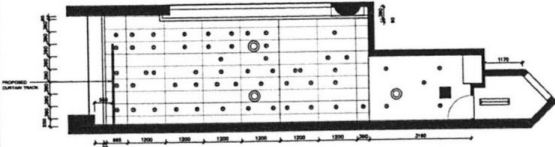
Susan Chiu
02 9113 0888



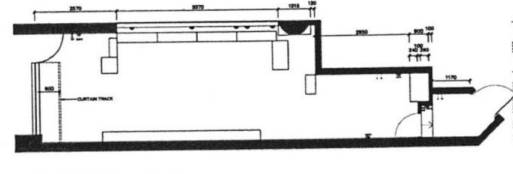
EXISTING FLOOR PLAN
SCALE 1:100 @ A1



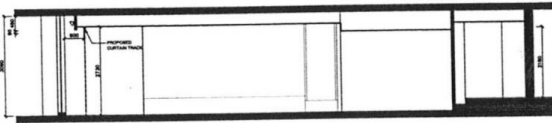
PROPOSED FLOOR FINISH
SCALE 1:100 @ A1



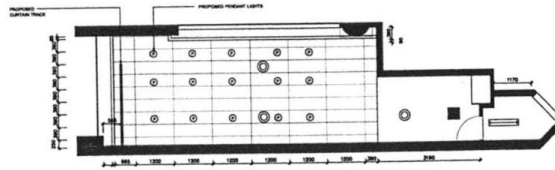
EXISTING RCP
SCALE 1:100 @ A1



PROPOSED FURNITURE LAYOUT
SCALE 1:100 @ A1



SECTION AA
SCALE 1:100 @ A1



EXISTING RCP
SCALE 1:100 @ A1

NOTE

- THE BUILDING WORKS ARE TO COMPLY WITH BCA SPECIFICALLY THE FOLLOWING CLAUSES:
 - BWC C1.1 - FIRE RESISTING CONSTRUCTION
 - BWC C1.10 - FIRE HAZARD PROPERTIES
 - CLAUSE C1.10 - OPENINGS FOR SERVICE INSTALLATION
 - CLAUSE C1.15 - DISCHARGE FROM EXITS
 - CLAUSE C2.7 - INSTALLATIONS IN EXITS AND PATHS OF TRAVEL
 - CLAUSE C2.7 - GENERAL BUILDING ACCESS REQUIREMENTS

INTERNAL FIT OUT INCLUDE:

- REMOVAL OF EXISTING MIRROR
- REMOVAL OF SOME POWER POINTS, WHILE THE LINES WILL BE RETAINED.
- REMOVE EXISTING PARTITIONER.
- REMOVE EXISTING SHAWWOOD CHAIRS & RETAIN EXISTING FOOT AND COOL WATER POINTS
- REMOVE EXISTING BARS FOR SHAWWOOD CHAIRS.
- RETAIN ALL STRUCTURAL ELEMENTS.
- REMOVE AND REPLACE CEILING PANELS.
- INSTALL NEW TIMBER FLOORING.
- INSTALL NEW BELIEVES AND FURNITURE.

REV.	DESCRIPTION	DRAWN	DATE	ADDRESS	PROJECT	JOB NUMBER	SCALES	SHEET NO.
				SHOP 8, 107-121 QUAY ST, HAYMARKET	SHOP FIT OUT	11.1038	1 : 100	DA 100
				CLIENT ALEX YANG	DRAWING TITLE PLANS & SECTION	DRAWN E.WU	DATE 01-04-11	REV -

Dstudio
Architects Pty Limited

DATE: 01-04-11
BY: E.WU
CHECKED: ALEX YANG
DRAWN: E.WU
SCALE: 1:100
SHEET NO: DA 100

REGISTERED ARCHITECT
SINCE 2007
ACN: 128 508 508
ABN: 63 128 508 508
108 GARDNER STREET SYDNEY NSW 1588
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