



# COMMERCIAL SPACES FOR LEASE – MAY 2024

## Wellington



### 8 KENT TERRACE

Te Aro, Wellington 6011



#### THREE SPACES AVAILABLE

- Level 1 Tenancy 1 (309.77 m<sup>2</sup>) - \$120k circa
- Level 1 Tenancy 2 (167.66 m<sup>2</sup>) - \$68k circa
- Rent Circa \$395 m<sup>2</sup>
- Basement Tenancy (150 m<sup>2</sup>)
- Rent circa \$25,000 + GST
- 80% NBS
- Car parking available

[Link to google photos album and floor plan](#)



### 57 COURTENAY PLACE

Te Aro, Wellington, 6011



#### FOUR FULL FLOORS AVAILABLE

- **FLOORS 2,3,5, AND 7 VACANT**
- 585m<sup>2</sup> per floor
- Gross Rent \$237,680 p/a + GST (\$400PSM +GST) per floor
- 80% NBS
- Carparks available
- Harbour views

[Link to google photos album and floor plan](#)

### NICK WELCH

Lloyd Richardson Ltd

+64 22 544 1845

nick@flick.co.nz



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### 39 THE TERRACE RANCHHOD TOWER

Te Aro, Wellington 6011



#### THREE SPACES AVAILABLE

- Three levels available (Levels 2,6,10)
- Office space
- 100% NBS
- Rent circa \$400pm<sup>2</sup> + GST
- Level 2 993m<sup>2</sup> - clear floor
- Level 6 370m<sup>2</sup> - partitioned furnished
- Level 10 370m<sup>2</sup> - clear floor
- Car parking available

[Link to google photos album and floor](#)



### 2B/15 COLLEGE STREET

Te Aro, Wellington 6011



#### KEY FEATURES INCLUDE

- office space
- New carpet tiles, kitchenette, fridge, dishwasher
- 74m<sup>2</sup>
- Rent circa \$32,000 p/a + GST
- 54-57% NBS
- Car parking available

[Link to google photos album and floor plan](#)

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LLOYD RICHARDSON LIMITED  
PROPERTY MANAGEMENT



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### 132 HUTT ROAD (ANIMATES BUILDING)

Kaiwharawhara, Wellington 6035



#### KEY FEATURES INCLUDE

- 1st floor office space
- 337m<sup>2</sup> including share of amenities
- 80% NBS
- Rent circa \$66,000 + GST
- Car parking available
- Re-painted and new carpet

[Link to google photos album and floor plan](#)



### 1 KAIWHARAWHARA ROAD

Kaiwharawhara, Wellington 6035



#### KEY FEATURES INCLUDE

- Office space
- Unit B upstairs
- 103.3m<sup>2</sup>
- Rent circa \$280m<sup>2</sup> + GST

[Link to google photos album and floor plan](#)

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# COMMERCIAL SPACES FOR LEASE – MAY 2024

## Hutt Valley & Wellington



### 93 UPLAND ROAD

Kelburn, Wellington, 6012



#### KEY FEATURES INCLUDE

- Unit A
- 110.10m<sup>2</sup>
- Rent \$47,029 + GST
- Ground floor retail space
- Potential for additional space next door which can be opened into one tenancy

[Link to google photos album and floor plan](#)



### 31 DIXON STREET

Te Aro, Wellington 6011



#### KEY FEATURES INCLUDE

- First floor office space
- 156 m<sup>2</sup>
- Rent circa \$52,000 + GST
- 90% NBS
- Fantastic location
- **Level 1 Mezzanine now leased**

[Link to google photos album and floor plan](#)

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## Hutt Valley & Wellington



### 3/2 GANGES ROAD

Khandallah, Wellington, 6035



#### KEY FEATURES INCLUDE

- office space perfect for a practitioner
- 1st floor Tenancy 1 (22m<sup>2</sup>)
- Rent circa \$10,500 + GST including OPEX
- Car parking available on street

[Link to google photos album and floor plan](#)



### 44 QUEENS DRIVE (COLLINS & MAY BUILDING)

Hutt Central, Lower Hutt 5010



#### KEY FEATURES INCLUDE

- NEW SPACE AVAILABLE
- Office space
- 45.28m<sup>2</sup>
- Rent \$10,000 + GST p/a
- Great location

[Link to google photos album and floor plan](#)

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