

78 Waterloo Road, Macquarie Park



For Lease

PROPERTY INFORMATION

78 Waterloo Road is an 'A' Grade commercial building over eight levels. Having been recently fully refurbished with brand new lifts, lobbies and bathrooms, the property presents to an impeccably high standard. Floors consist of two pods inter-linked by a central podium that allows for meeting and reception areas which in turn overlook a full height central atrium.

LOCATION INFORMATION

Located on the corner of Waterloo Rd and Byfield St & opposite Macquarie Shopping Centre, within easy walking distance of Macquarie University and the main bus interchange for the area being within Macquarie Shopping Centre.



End of Trip Facilities



Onsite Carpark

NABERS	4.5-Star NABERS Energy
Carparking	1:50 @ \$3,500 per space per annum
Outgoings	Estimated @ \$95.78/sqm
Grade	A Grade

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*All prices quoted excl. GST

Level/Suite	Area SQM	Rent PSM/PA	Outgoings PSM/PA	Annual Rent + Outgoings	Lease Type	Comments
Level 1	1934	\$510	\$95.78	\$1,171,579	Direct	Whole floor with high quality existing fitout featuring boardrooms, meeting rooms, executive offices, training/town hall area, reception area, workstations, collaborations zones and large inviting breakout area. The tenancy benefits from balconies on three sides of the floor. Available January 2027.
Pod B/Level 2	915	\$510	\$95.78	\$554,289	Direct	High quality existing fit out with a mix of open plan space, focus rooms, meeting rooms, offices and collab space whilst also benefiting from a balcony area. Available January 2027.
3/01	456	\$510	\$95.78	\$276,236	Direct	Good quality existing fitout with pleasant outlook. Available September 2026.
3/04	472	\$510	\$95.78	\$285,928	Direct	High quality brand new fit out with two executive offices, boardroom, quiet rooms, kitchen/breakout and open plan workspace all bathed in natural light.
7/00	1652	\$510	\$95.78	\$1,000,748	Direct	Whole floor with existing fitout.