

Schedule of rents & outgoings for kitchens & offices @ 33 Dobroyd Rd, Balgowlah Hts 2093

Unit Number	SQM Size	Rent x 6 Months	Rent x 12 Months	Rent x 24 Months	Strata Levies	Rates	Land Tax
Kitchen 1	35	\$450	\$400	\$370	\$73.38	\$16	\$41.7
Kitchen 1A	20	\$350	\$300	\$270	\$48.92	\$10	\$27.8
Kitchen 2	50	\$650	\$600	\$550	\$115.38	\$23	\$65.56
Kitchen 3	63	\$800	\$700	\$650	\$145.38	\$29	\$94.73
Kitchen 4	40	\$600	\$550	\$500	\$96.92	\$18	\$58.74
Office 4	16	\$300	\$270	\$250	\$32.31	\$8	\$14.69

All figures are per week. Rent is nett of GST. No GST applicable on land tax/Council rates

Rent x number of months = length of lease term

Equipment Fitout Per Kitchen @ 33 Dobroyd Rd, Balgowlah Hts 2093

Equipment Item	Kitchen 1	Kitchen 1A	Kitchen 2	Kitchen 3	Kitchen 4		
Walk in Coolroom	Yes	Yes	Yes	Yes	Yes		
Walk in Freezer			Yes	Yes			
Upright Freezer					Yes		
Chest Freezer	Yes						
Extraction Hood	Yes	Yes	Yes	Yes	Yes		
Gas stove tops	Yes	Yes	Yes	Yes	Yes		
Combi Oven		Yes		Yes			
Bakers Oven					Yes		
Under Oven	Yes	Yes	Yes	Yes	Yes		
Washup Sinks	Yes	Yes	Yes	Yes	Yes		
Diswasher	Yes			Yes	Yes		
Stainless Benches	Yes	Yes	Yes	Yes	Yes		
Fat Fryers (upright)			Yes				
Fat Fryer(bench top)					Yes		
Microwave					Yes		
Utensils Small					Yes		
Planetray Mixer 40					Yes		
Gas Bayonets	Yes	Yes	Yes	Yes	Yes		
3Phase Power	Yes		Yes	Yes	Yes		
Current @ 18/02/2026							