

Lease Summary.

The Westpac Banking Corporation is the current tenant in the property.

The previous lease term expired on 30 June 2025 with a 3-year Option

They exercised their option however they had the right to Revoke the Options under the lease which they did so on the 13 March 2026

As such they are now deemed "Holding Over" under the lease at the rent as at the 30th June 2025

The owner has confirmed via email.

The current annual rent is still \$115,215.24 plus GST and outgoings as they revoked the option. The current monthly paid is \$10,561.40 plus outgoings if any. Rent payment and outgoing payment always on time and up to date, nothing outstanding.

Below is the holding over terms of the lease

2 Term and holding over

2.1 Term

The Landlord leases the Premises to the Tenant for the Term.

2.2 Tenancy at will

If the Tenant continues to occupy the Premises after the Term then:

- (a) the Tenant does so as a tenant at will on the same basis as at the last day of the Term;**
- (b) the Tenant may terminate the tenancy by giving to the Landlord three months' notice expiring on any day; and**
- (c) the Landlord may terminate the tenancy by giving to the Tenant six months' notice expiring on any day.**