



**Unit 1/12 Lawson Crescent, Coffs Harbour NSW 2450**

## **SOLD BY LJ HOOKER COMMERCIAL**

Unit 1 is a prime street frontage industrial unit with wide frontage to popular Lawson Crescent, within the sought after North Coffs Industrial Precinct, which is centrally located between Coffs Harbour CBD, the Park Beach Plaza/HomeBase Retail Precinct and the popular Jetty Foreshores. Unit 1 accommodates an approximate gross leasable area of 410m2 and includes 5 allocated car parking spaces.

12 Lawson Crescent is a modern three unit industrial complex.

Lawson Crescent is located a short distance from Orlando Street which provides convenient access to the Pacific Highway, some 500 metres away.

Vendor JDR Windows are offering for sale their property on a 3+3 year leaseback, commencing from the date of settlement.

The net annual rental is \$33,750 plus gst and the tenant will pay 100% of the property's outgoings including coun

Industrial  
FOR SALE

410sqm