



**3 Everingham Place, Coffs Harbour NSW 2450**

## SOLD BY LJ HOOKER COMMERCIAL

This high profile showroom warehouse will be offered for sale by Onsite Auction at 11am on Thursday 25th February.

It accommodates an approximate gross leasable area of 600m<sup>2</sup>.

It is located at the northern gateway to the Coffs Harbour CBD and enjoys HUGE exposure to the Pacific Highway, which carries some 50,000 vehicles on average daily.

Signage potential for marketing your business is massive.

The new \$80mil Coffs Harbour Justice Precinct, incorporating a 4 storey court house and 2 storey police station, is situated only 75 metres away.

The premises has been home to Yamaha Motorcycles for some twenty years.

The approximate total site area is 784m<sup>2</sup>.

The building accommodates a front showroom display area, facing the external display area, adjacent to the street

Industrial

FOR SALE

600sqm