



## Unit 1/45 Lawson Crescent, Coffs Harbour NSW 2450

### LEASED BY LJ HOOKER COMMERCIAL

Industrial units in this popular location are rarely offered for lease.

This high profile industrial unit accommodates an approximate gross leasable area of 180m<sup>2</sup>, plus mezzanine of approximately 150m<sup>2</sup> has enjoys excellent signage potential.

Unit 1 is located within the popular North Coffs industrial area, which generally lies midway between Coffs Harbour's CBD, the jetty precinct and Park Beach Plaza/Home Base regional retail centres.

Unit 1 enjoys direct frontage to Lawson Crescent with a high clearance roller door facing the street.

Onsite sealed customer car parking is situated adjacent to the entrance. Access to the Pacific Highway is via Orlando Street and is only 500 metres away.

Unit 1 enjoys the follo

Industrial  
FOR LEASE

180sqm