



**23 Harbour Village Parade, Coomera QLD 4209**

## 100% Leased Iconic Investment Opportunity - WILL BE SOLD!

This is an exceptional opportunity for you to secure one of the Gold Coast's most exciting and iconic investment opportunities. Strategically positioned within one of Australia's largest growth corridors on the edge of the Coomera River and only minutes away from the new \$470 million dollar Westfield Shopping Centre. It's no wonder the "Coomera Waters Tavern" & "Shannon's Steak and Seafood" Restaurant are award winning establishments.

- \* Net income \$182,000\* p.a. + GST (tenant pays all outgoings)
- \* Net Lettable Area 534m²\*
- \* Freestanding building
- \* Architecturally designed by award winning BDA Architecture
- \* Gaming room and 5 EGM's
- \* Access to 2x Marina V

Retail  
FOR SALE

534sqm

# Ray White®

**Jared Johnson**

0423 386 939  
j.johnson@rwsp.net

**Lachlan Marshall**

0426 259 799  
l.marshall@rwsp.net