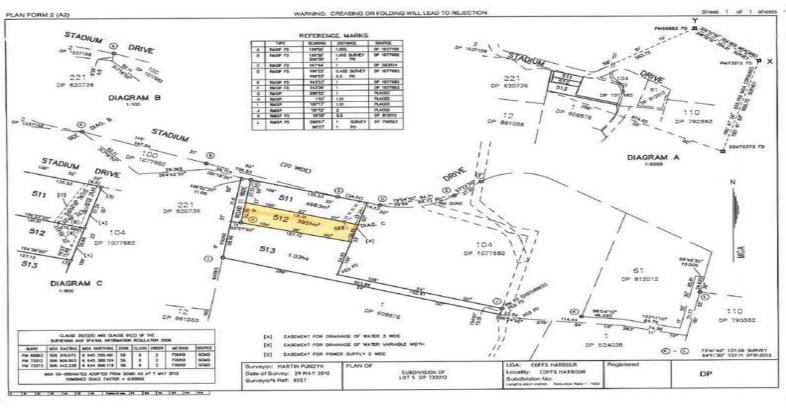
## LJ Hooker Commercial







3 Ted Ovens Drive, Coffs Harbour NSW 2450

## **BUSINESS DEVELOPMENT SITE**

Excellent opportunity to acquire a decentralized commercial development site adjacent to the multi-million dollar GP Super Clinic.

Conveniently located to Coffs Harbour Health Campus, Southern Cross University, International Sports Stadium and airport some 3 kilometres from Coffs Harbour's burgeoning CBD.

This 3,951m2 site is zoned Business B1 Neighbourhood Centre .

The property is generally located midway between Coffs Harbour and Sawtell/Toormina/Boambee, home to some 50% of Coffs Harbour's population.

Permissible uses include shops, medical, child care centres, health or education.

This site enjoys the following features:

- Conveniently position

Development FOR SALE \$1,250,000 + GST 3951sqm



## **Troy Mitchell**

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