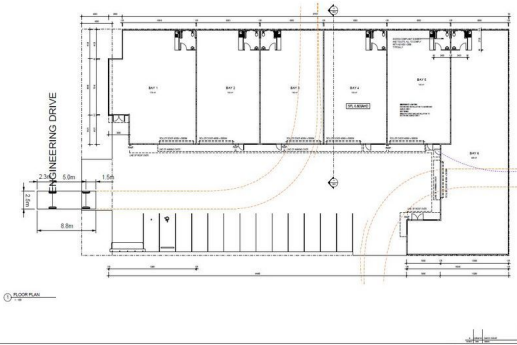
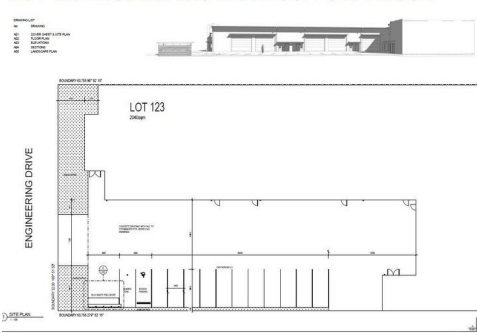


**PROPOSED INDUSTRIAL BAYS  
LOT 123 ENGINEERING DRIVE COFFS HARBOUR**



## Unit 6/lot 123 Engineering Drive, Coffs Harbour NSW 2450

### NEW HIGH QUALITY INDUSTRIAL UNIT - 309m2

Unit 6 accommodates an approximate gross leasable area of 309m2 and is due for completion in December.

There are 6 units in this high quality concrete tilt complex, which features heavy duty high clearance roller doors, full wall height concrete tilt walls, potential office/mezzanine area and a wide driveway for excellent vehicular access.

Unit 6 will enjoy good street exposure, being situated at the end of the driveway, adjacent to the rear boundary.

Construction generally comprises heavy duty concrete flooring and 6m high walls under an insulated metal clad roof, with LED lighting, three phase power, NBN and excellent accessible amenities.

Unit 6 enjoys the following features:

- Prime industrial loca

Industrial

FOR SALE

\$618,000 +GST

309sqm