



Shop 1/10 Queen Street, Woolgoolga NSW 2456

## Modern Ground Floor Shop - 80m<sup>2</sup>

Shop 1 comprises a modern ground floor retail premises which accommodates an approximate gross leasable area of 80m<sup>2</sup>.

Number 10 Queen Street comprises a modern two storey mixed retail office building which occupies a prime location in Woolgoolga's thriving CBD, next door to the only supermarket in the CBD.

Woolgoolga is currently enjoying a commercial renaissance with a substantial number of new businesses opening during the last 12 months including Woolworths, a substantial multi-level medical centre and a large variety of mixed retail shops, restaurant/cafes.

Proposed developments include a new prestige CBD hotel on the Woolgoolga Beach Motel site which is soon to commence.

Shop 1 enjoys the following features:

- High pedestrian traff

Retail

FOR LEASE

\$25,090pa +GST + Share of Outgoings

80sqm

Deb Grimley

0434 301 550

dgrimley@ljhcoffs.com