



**11/9 Dawson Street, Coburg North VIC 3058**

## **MUST SELL ALL OFFERS INVITED - RENTAL NEGOTIABLE**

CALLING ALL INVESTORS AND OWNER OCCUPIERS . DRASTIC PRICE REDUCTION MUST SELL!

Great Exposure opposite Mills Home Maker Centre, neighbours include: Bunnings, Officeworks, BCF & other successful traders.

Comprising of Purpose Built 2 Level Offices Including: Boardroom, Huge Telemarketing Room, Utility Room, Reception Area, Server Room, Lunchroom, 4 toilets, shower, 5 car spaces & RSD Access.

Area: Ground Floor - 192 Sq/m - First Floor -128 sq/m  
Total: 346 sq/m

Features: Access Contr

Industrial

FOR SALE

OFFERS ABOVE \$825K

346sqm