



**14-16 Link Crescent, Coolum Beach QLD 4573**

## **MODERN FREESTANDING WAREHOUSE TENANTED INVESTMENT | 7% RETURN**

- 1,319m<sup>2</sup>\* building area (1,104m<sup>2</sup>\* ground floor and 218m<sup>2</sup> approved mezzanine)
- Tenanted to Lifestyle windows until 31 March 2024
- 3 month bank guarantee in place
- Net rental \$151,815.43 P/A
- Tenant pays 100% of the outgoings
- Ample onsite parking with hardstand which is always highly sought-after
- Secure and gated facility, modern building with multiple roller doors and natural light/glass

Industrial  
FOR SALE

1319sqm

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