

Coffs Harbour Jetty, 398 Harbour Drive, cnr Jetty Lane

FULLY LEASED JETTY RETAIL INVESTMENT

The Jetty Dive building is a Landmark at the gateway to the highly popular Jetty Marina Precinct.

The Jetty Precinct is a tourism destination with numerous cafes and restaurants, and the property is an easy walking distance to the International Marina, Historic Jetty, the Harbour foreshores, Mutton Bird Island Nature Reserve and a choice of three beaches.

Situated on the high-profile corner of Harbour Drive and Jetty Lane, this low maintenance investment is fully leased to two tenants and generates an attractive rental income.

Jetty Dive have proudly occupied this site for decades.

Generous onsite car parking is available with side and rear access from Jetty Lane.

LJ Hooker Commercial

For Sale \$1.44M GST Exempt

Building Area 200sqm

Contact Troy Mitchell 0417 695 915 tmitchell@ljhcoffs.com

Deb Grimley 0434 301 550 dgrimley@ljhcoffs.com

Coffs Harbour (02) 6651 6711

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

The total site area is approximately 480m2 and is zoned Mixed Use which permits a wide range of retail, commercial and residential uses.

The land opposite, including the Jetty Village shopping complex and the ex-Forestry site are mooted for prestige high rise apartments.

This prime investment property enjoys the following features:

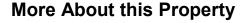
- *Prime location
- *High profile position
- *Corner location
- *Two street frontage
- *Favourable Mixed-Use zoning
- *Affordable price range
- *Secure rental income

If you been seeking a secure investment in a high-profile prime location then CALL NOW !!!

The property is available For Sale with an asking price of \$1.44m GST exempt.

For all further details contact Exclusive Marketing Agents LJ Hooker Commercial Coffs Harbour.

Troy Mitchell 0417 695 915 tmitchell@ljhcoffs.com Deb Grimley 0434 301 550 dgrimley@ljhcoffs.com



Property ID	MZMGVG
Property Type	Retail
Building Area	200 m²
Land Area	480 m²

Troy Mitchell 0417 695 915

Director, Sales & Leasing | tmitchell@ljhcoffs.com

Deb Grimley 0434 301 550

Manager, Leasing | dgrimley@ljhcoffs.com

Coffs Harbour (02) 6651 6711

40 Harbour Drive, COFFS HARBOUR NSW 2450 coffsharbour.ljhcommercial.com.au | coffsharbour@ljhcoffs.com











