



Coffs Harbour, 220-224 Harbour Drive

Purpose Built Premises - 3,000m²

If your company or client is looking for a prime retail site in the Coffs Harbour CBD, this property will certainly be at the top of your list.

This prime CBD retail site is located within the burgeoning eastern city centre precinct. It enjoys prominent frontage to Harbour Drive which is Coffs Harbour prime retail trading strip.

Surrounding developments include the Coffs Central, ANZ Bank, established prime retail and office buildings including new buildings for a freestanding Coles Supermarket of some 5,000m² and a three storey office building accommodating Westpac Banking Corporation. The post office is located less than 200 metres away and the very popular Jetty tourism precinct is some 2 kilometres east along Harbour Drive.

The CBD is well serviced by public bus transport and numerous council car parking centres are provided.

For Lease

\$400/m² pa net + outgoings + GST

Building Area

3,000sqm

Contact

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 site has a street frontage of approx 60 metres, a rear lane frontage of same, with an approximate total site area of 3,034.5m2. Zoned Business 3A City Centre, it enjoys a height limit of up to 8 storeys. The most likely proposed development is from one to say three storeys offering either office or retail accommodation. This would allow from between say 3,000m2 to 9,000m2 of space. Car parking can either be open at the rear or undercover basement parking.

Net annual rental \$400/m2 + outgoing + GST.

For all further details including available lease terms and conditions, leasing incentives, leasing packages, building plans etc, please contact one of LJ Hooker Commercial's Leasing Specialists today:

Deb Grimley 0434 301 550 dgrimley@ljhcoffs.com

Troy Mitchell 0417 695 915 tmitchell@ljhcoffs.com

LJ Hooker Commercial Coffs Harbour office (02) 6651 6711 coffsharbour@ljhc.com.au

The leading specialist commercial agency servicing The Coffs Coast.

More About this Property

Property ID	37ZGVG
Property Type	Retail
Building Area	3000 m2

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

