

Yarrabilba, 5,6 & 7/30 Everglade Drive

First Floor Mixed Use Space Available for Lease in Yarrabilba CBD

MULTIPLE SIZE OPTIONS AVAILABLE

Currently occupied by a sport and recreation training gym, this immaculate, near-new building offers versatile office spaces with lift access and residential apartments above. Perfectly suited for a variety of professional services, this location benefits from high visibility and a constant flow of potential clients and customers.

Current Centre Businesses Include: Dance Studio, Personal Training, Mortgage Choice and a Nail Salon.

Available Size Options:

- Tenancy 4: 132 sqm
- Tenancy 6: 131 sqm

 **LJ Hooker Commercial**

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.

For Lease

From \$2,450 Per Month + Outgoings + GST

Building Area

65-287sqm

Contact

Beau Cater

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Southern Gold Coast
(07) 5576 5500

- Tenancy 6a: 66 sqm
- Tenancy 6b: 65 sqm
- Entire Area (including additional private entry/lobby): 287 sqm

Key Features:

- Onsite allocated parking
- Male and female amenities on each floor
- Security access
- Main road exposure
- Prime location in Yarrabilba CBD, close to shopping, schools, and abundant local residences

This is an ideal opportunity to position your business in a thriving community hub. For more information or to arrange an inspection, please contact our listing agents Beau Cater and Christie.

Disclaimer:

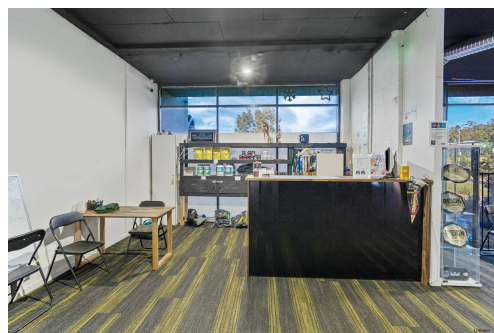
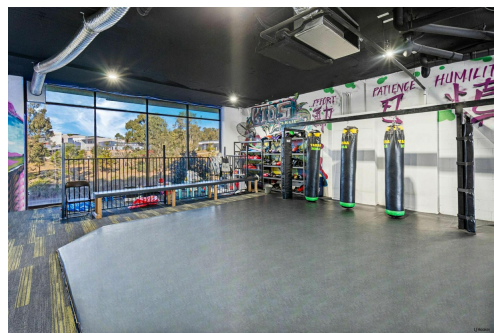
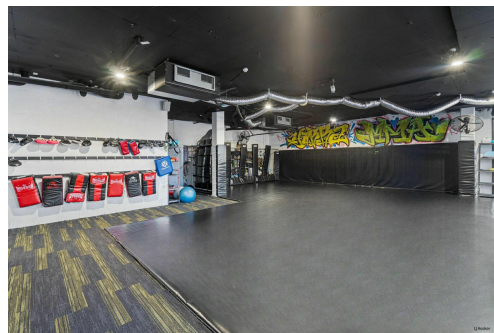
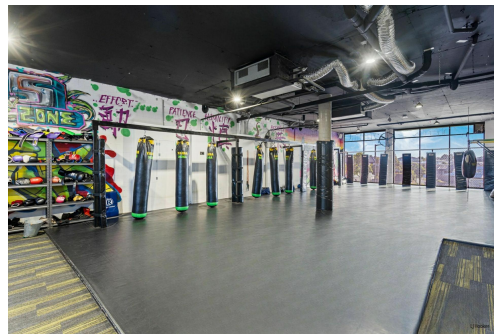
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More About this Property

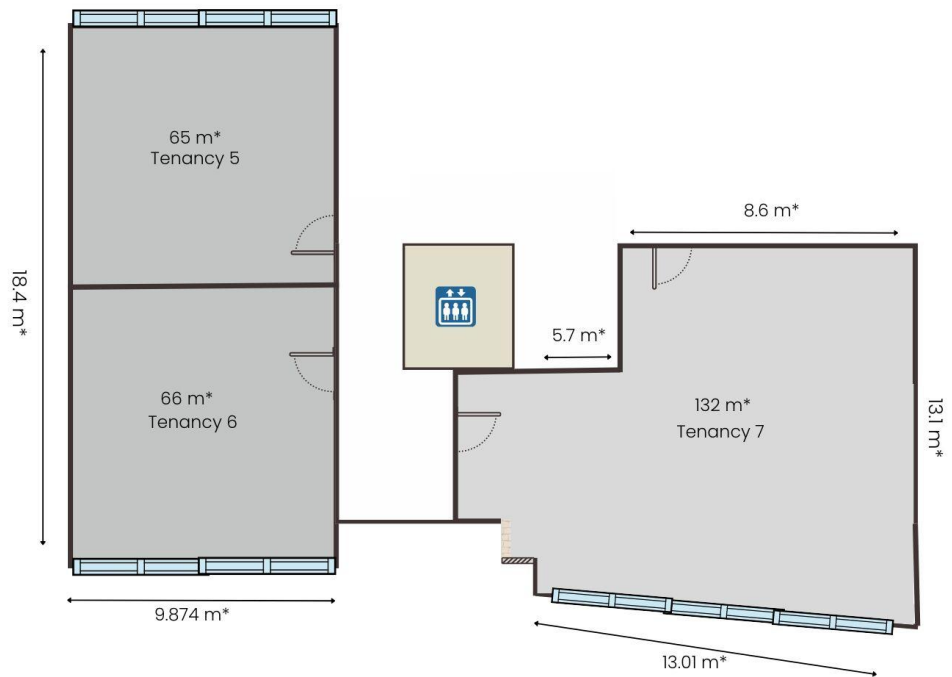
Property ID	1M9HXB
Property Type	Offices
Building Area	65-287 m2

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5,6 & 7/30 Everglade Drive Yarrabilba 4207



Tenancy 5: 65 sqm*
Tenancy 6: 66 sqm*
Tenancy 5 & 6: 131 sqm*
Tenancy 7: 132 sqm*
Total Area: 263 sqm*
Level: First Floor
Car Spaces: 3

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DISCLAIMER:
Plans shown are only indicative of layout.
Dimensions are approximate.
*Approximate

LJ Hooker