



## Coolum Beach, 1/39 Link Crescent

### Practical Front Unit in Industrial Complex - Coolum Beach

LJ Hooker Commercial Sunshine Coast is pleased to present Unit 1/39 Link Crescent, Coolum Beach, a clean and functional industrial unit available for lease, located at the front of a well-maintained three-unit complex.

Zoned Medium Impact Industry, this 172m<sup>2</sup>\* tilt slab warehouse offers a practical layout suitable for a variety of industrial and commercial users.

#### Key Features:

- 172m<sup>2</sup>\* open-plan warehouse
- Tilt slab construction with high clearance roller door
- Kitchenette, toilet and shower
- Medium Impact Industry zoning
- 2 exclusive use car parks + visitor parking onsite
- Front unit in a complex of only three

**For Lease**  
Contact Agent

**Building Area**  
172sqm

**Contact**  
**Reid Capp**  
0419 719 580  
rcapp@ljhsc.com.au



**Sunshine Coast**  
**(07) 5409 4888**

**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.

This is a practical leasing opportunity for businesses seeking efficient space in a popular industrial precinct.

To arrange an inspection please contact exclusive marketing agent: Reid Capp.

\* Approximately

## More About this Property

Property ID	E0HZK
Property Type	Industrial/Warehouse
Building Area	172 m2

**Reid Capp 0419 719 580**

Commercial Sales & Leasing Associate | [rcapp@ljhsc.com.au](mailto:rcapp@ljhsc.com.au)

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