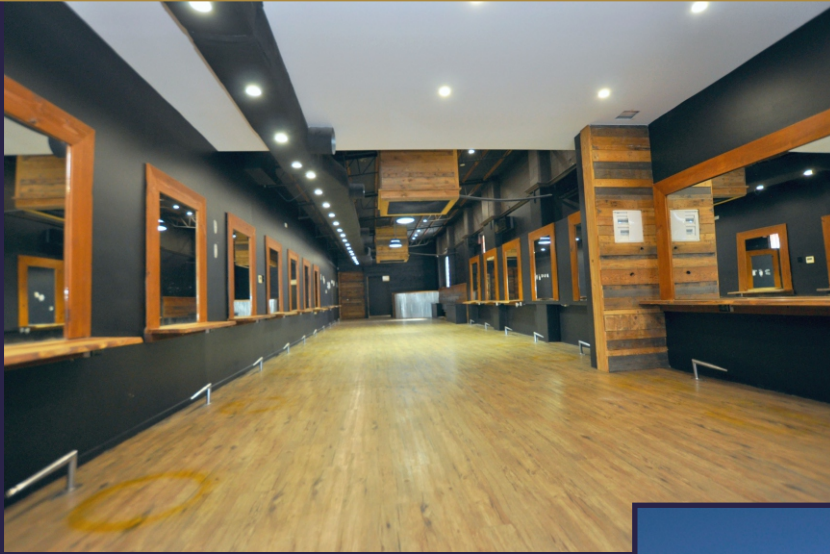


Prime Highway Frontage - Mermaid Beach

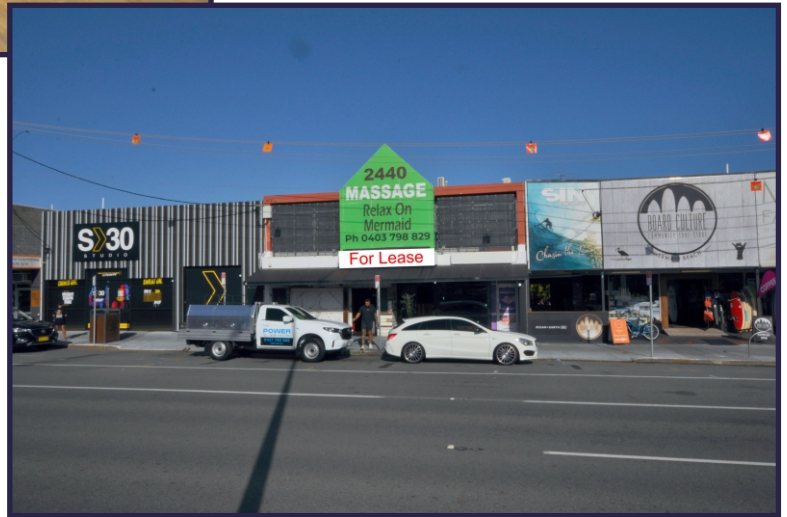


**Ground Level
162m²**

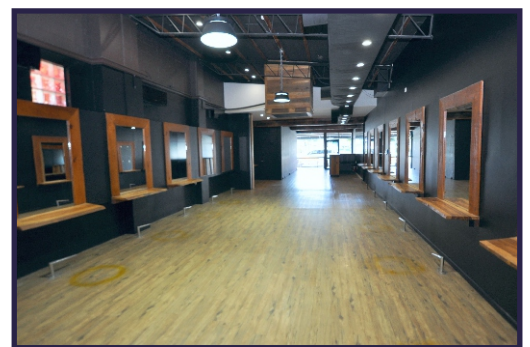
Superb Exposure

Shop 2 / 2440 Gold Coast Highway

- Small 3 tenancy boutique building including the very popular Etsu Restaurant.
- Well presented premises in an ideal location with the light rail to run directly past the front door.
- Extremely low rent with salon / beauty centre fitout.



**Flexible
Terms**



Gross Rent - Only \$5,000 / month (includes outs)*

*Plus GST

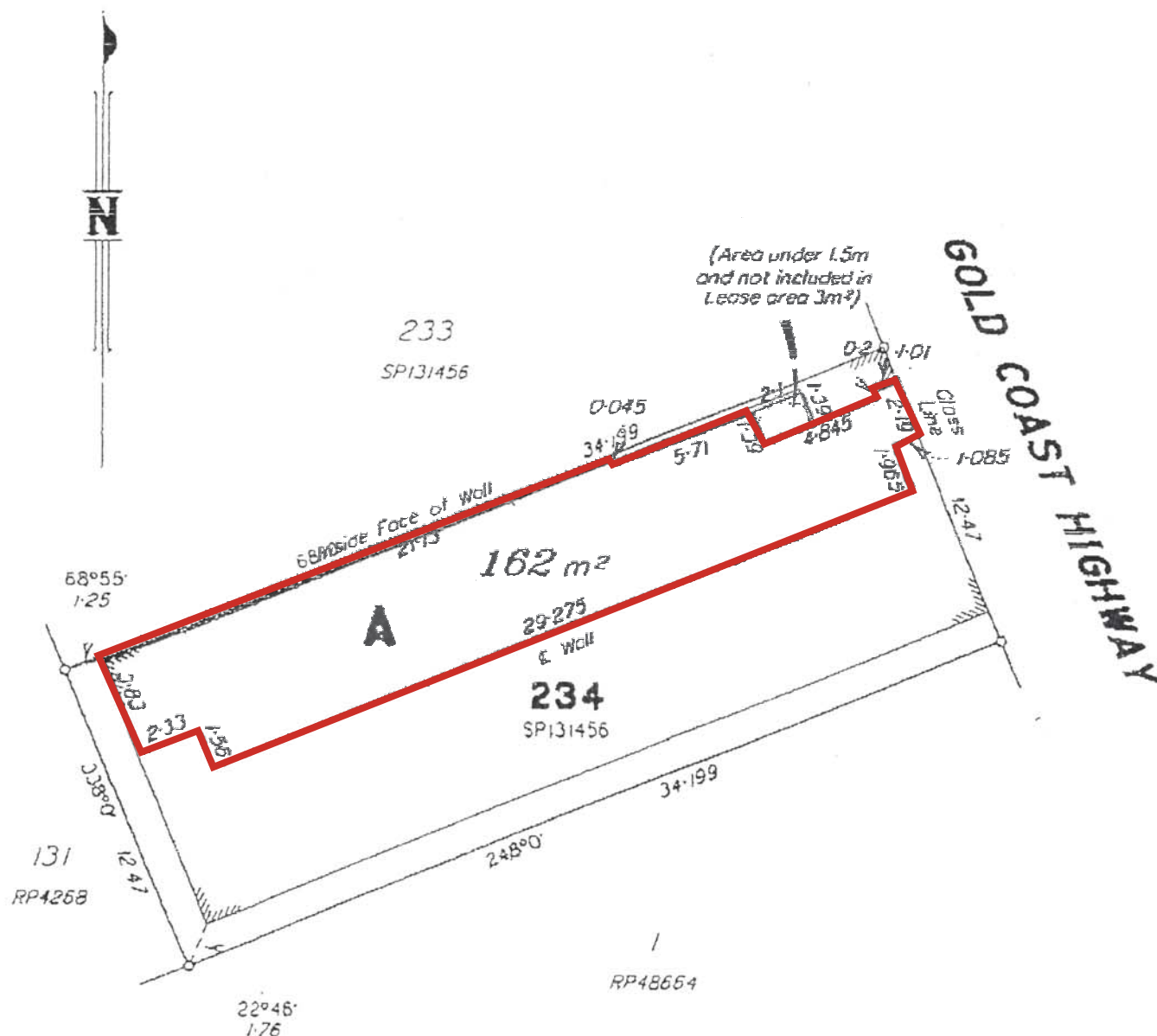
view more at www.wrappropertieservices.com

For enquiries, professional & confidential service

Phone Wayne Robbie on

(07) 5592 3180 or 0419 772 867

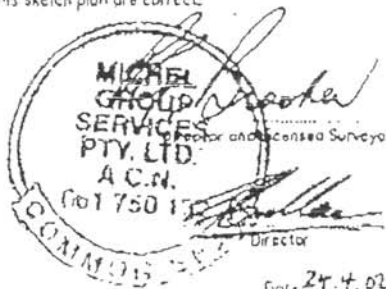




NOTE: Connections are to building corners.

Scale 1:250 - Lengths are in Metres.

2 4 6 8 10 20 30 40m

MICHEL GROUP SERVICES PTY LTD, ACN 061 750 132
Licensed Surveyor certify that the details shown on
this sketch plan are correct.

DATE	24/04/2002
JOB NO	7998-Q1
AUTOCAD	7998-4
GEOCOMP	799803
SURVEYED	TC
CHECKED	TC
OT	TC
MERIDIAN	SP131456
PARISH OF	Custon
COUNTY OF	Word
Scale	1:250

Title Sketch Plan of Lease A being part of the
Ground Floor of the building constructed on
Lot 234 on SP131456, situated at 2440
Gold Coast Highway, Mermaid Beach
Title Reference: 50361217



MICHEL
GROUP SERVICES
ACN 061 750 132
18/4/02 041 801 633

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Surfers Paradise
Qld. Australia 4217
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Facsimile 07 5520 8117

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Sheet	of	Reference
1	2	7998-4

2440 Gold Coast Hwy, Mermaid Beach QLD

