



## 2/2 Avatonbell Drive Yatala QLD

- Tenancy 2: 764.9sqm\* total building area
- Includes 585.5sqm\* of clearspan warehouse
- Includes 58.5sqm\* of ground floor showroom/office and amenities
- Includes 120.9sqm\* of mezzanine office and amenities
- One of two tenancies in a fully fenced and gated site
- Access via dual concrete crossovers
- Warehouse is accessed via container height roller doors
- Contact Exclusive Agent Corwells Commercial Property to inspect today

This property is situated in Empire Industrial Estate the largest industrial estate on the Gold Coast which forms part of the Yatala Enterprise Area. Ideally located between the two largest consumer markets of Brisbane and the Gold Coast with direct access from the M1 via Exit 38 and Exit 41 in both north and south directions. Empire Industrial

**Building Size** : 764 sqm  
**View** : <https://www.corwells.com.au/lease/qld/lo-gan/yatala/commercial/industrial/6203512>



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