

WATERLOO JUNCTION

TWELVE
COMMERCIAL ROAD
NEWSTEAD
QUEENSLAND

INFORMATION MEMORANDUM
FOR LEASE





WATERLOO JUNCTION



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Positioned on the corner of Ann Street and Commercial Road in Newstead, Waterloo Junction offers modern A-grade offices in one of the most accessible and connected locations in Brisbane.

Located at the heart of the burgeoning Newstead business and entertainment precinct, five minutes from Fortitude Valley and less than ten minutes from the Brisbane CBD, Waterloo Junction exhibits modern architecture excellence and has underpinned the districts transformation into one of Brisbane's most desirable corporate headquarter locations.

Busy offices and high traffic retail outlets, cafés, bars and restaurants support the precincts patronage and nearby transport options include key Brisbane City bus routes and the Fortitude Valley Train Station.

FACTS AND FIGURES



CENTRAL LOCATION

- 2 minutes' walk to Gasworks
- 6 minutes' walk to James Street



END OF TRIP FACILITIES

- 5 showers
- 30 bike racks
- 30 lockers



CLOSE TO CAFÉS, SPORTING VENUES, RESTAURANTS AND ATTRACTIONS

- The Standard Market Company
- Gasworks Plaza
- The Triffid Bar
- Locale Café
- Waterfront Park



A-GRADE BUILDING



840 SQM PLUS FLOOR PLATES



SIDE CORE



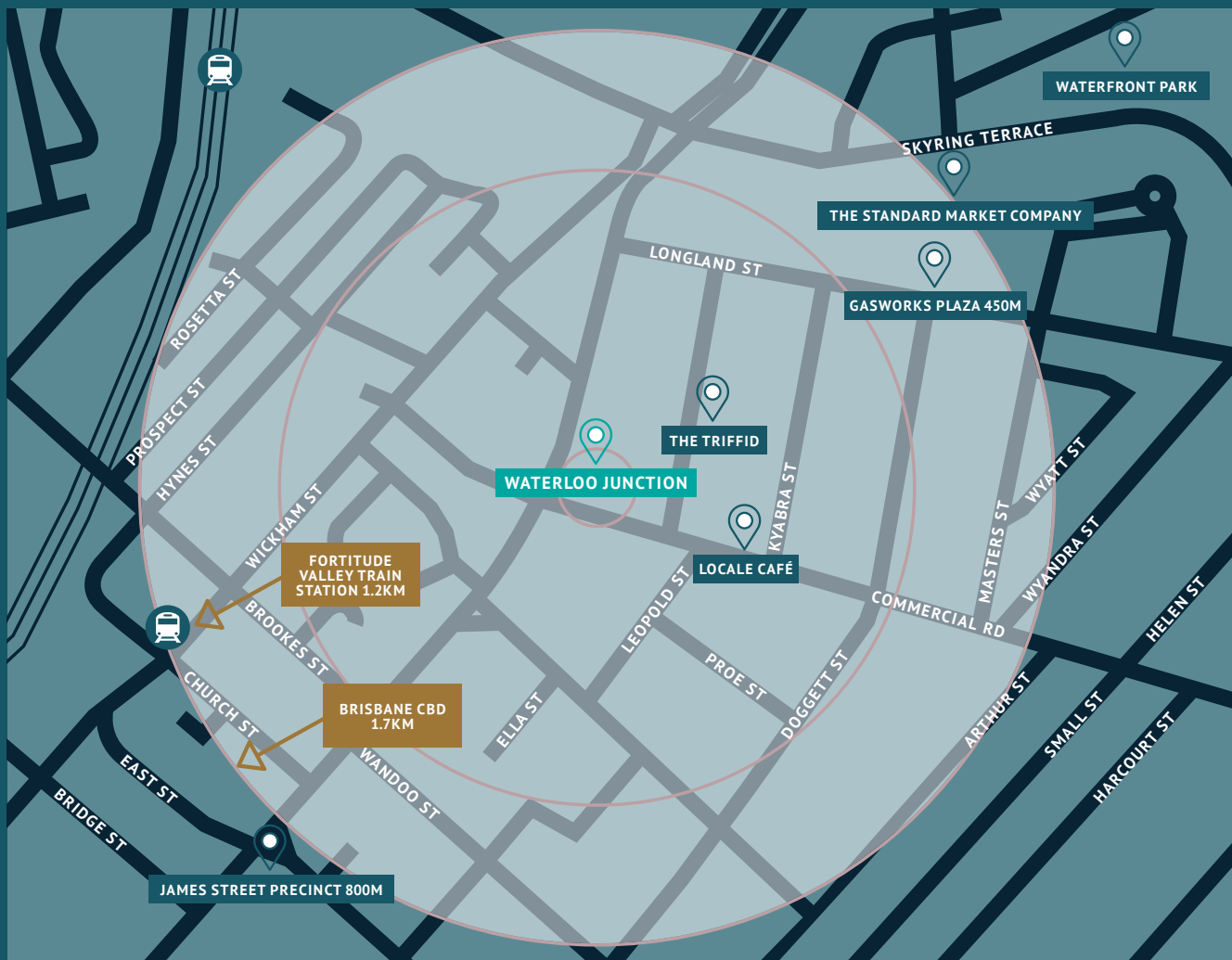
4.5 STAR NABERS RATING



SECURE PARKING: 1 BAY PER 100 SQM



HIGH EXPOSURE TO ANN STREET



WATERLOO JUNCTION



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