

PANORAMA

• TOP OF THE TOWN •

BOWEN HILLS, BRISBANE





INTRODUCING

PANORAMA

*Designed to be **Desired.***

Welcome to Panorama.

Panorama has been designed to suit the elevated lifestyle of its residents. It is a building designed to be lived in and enjoyed. A building designed to be desirable. An enviable address.

A property in demand.

Demand to rent. Demand to own.

The highlife to aspire to.

A residence you can call home.

PANORAMA

*Amazing panoramic views
-some of the best in Brisbane*

Development Overview

256
UNITS



MIX OF
1 + MPR **2**
BEDROOM
APARTMENTS



27
FLOORS
IN TOTAL



400m²
RETAIL



The Laneway on ground level provides residents with essential retail and dining services.

Panorama Retreat exclusive resort level including 25m pool, hydrotherapy pool, zen garden & BBQ. Skydeck on Level 26 offers outdoor cinema, kitchen and panoramic views. Laneway with cafes & shops in a leafy setting



COMMUNAL FACILITIES

169
CAR SPACES



24
MOTORCYCLE
SPACES





305
BICYCLE PARKS



Access to basement carpark is via Edgar Street

1  Secure Pedestrian Entrance on Mayne Road

3  lifts with secure keycard access to each level

 Apartments enjoy views towards the Brisbane River, Brisbane CBD or Mount Coot-tha

Top 10 Reasons to Buy

- 1 Very affordable apartments from \$370k
- 2 Stunning river views from many apartments. Also Mount Coot-tha and CBD views
- 3 Luxury resort style amenities – pool, gym, rooftop bar, laneway of boutique shops
- 4 200m to Bowen Hills Train Station. 2 stops to CBD. 2kms to CBD. 10 mins to airport
- 5 10 mins walk to Brisbane's best retail at Newstead, Chinatown & Fortitude Valley
- 6 3 min walk to multi-billion-dollar RNA Showgrounds urban renewal precinct
- 7 One of Brisbane's largest private builders - Tomkins
- 8 Developer is Arden - very strong track record
- 9 Vacancy rates 20% less than Brisbane average. Close to premium schools & universities
- 10 Very high level of finish – ducted a/c, timber tile floors, Bosch appliances



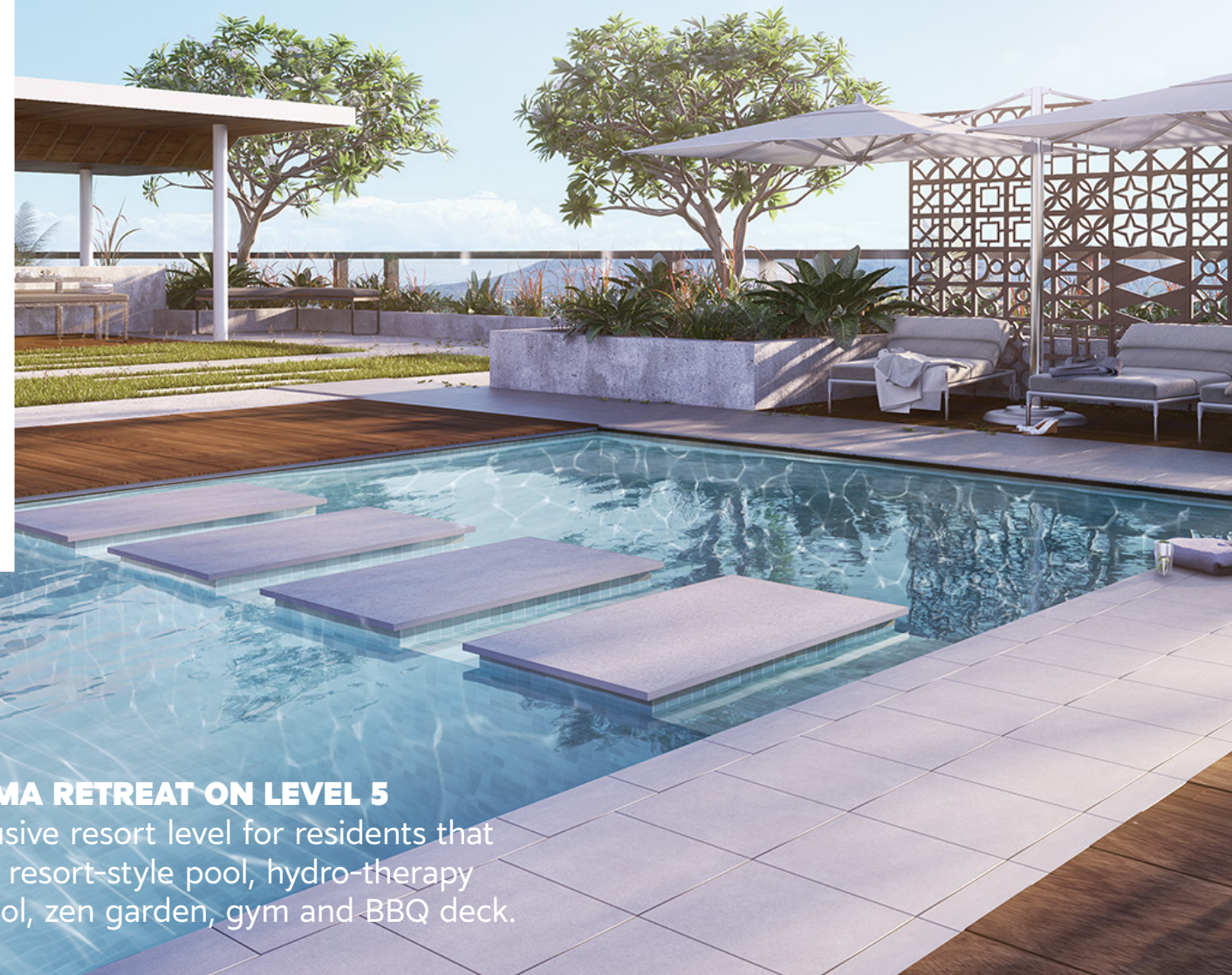
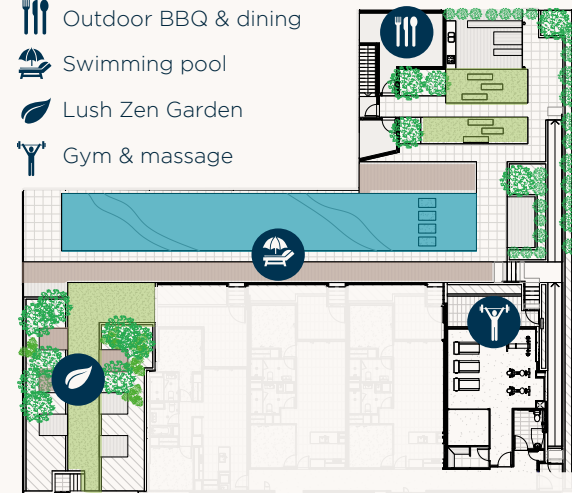


PANORAMA LANEWAY - GROUND FLOOR provides residents with convenient retail services as well as places to dine or grab a quick snack on the run in a boutique, tree-lined laneway environment.

*Relax at the exclusive resort-style pool
or hydrotherapy plunge pool*

Level 5

-  Outdoor BBQ & dining
-  Swimming pool
-  Lush Zen Garden
-  Gym & massage






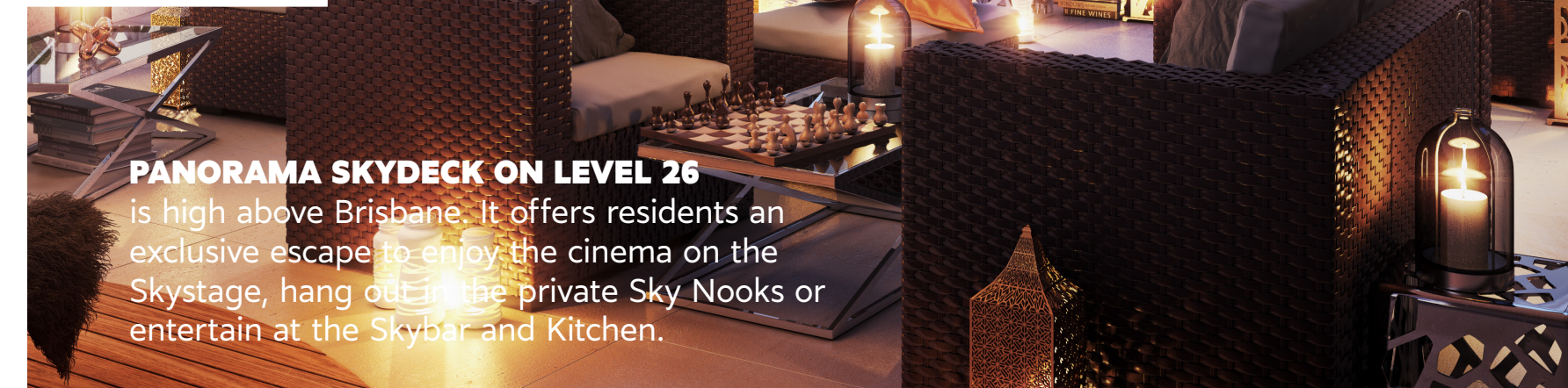
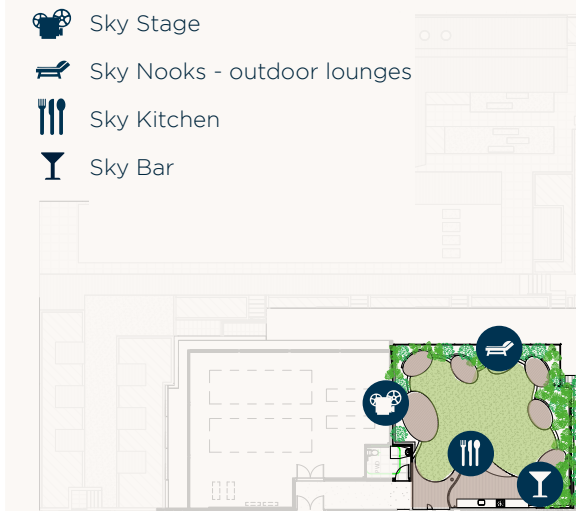
PANORAMA RETREAT ON LEVEL 5

is an exclusive resort level for residents that includes a resort-style pool, hydro-therapy plunge pool, zen garden, gym and BBQ deck.

*Dine at the Skydeck and watch
a film at the alfresco cinema*

Level 26

-  Sky Stage
-  Sky Nooks - outdoor lounges
-  Sky Kitchen
-  Sky Bar



PANORAMA SKYDECK ON LEVEL 26

is high above Brisbane. It offers residents an exclusive escape to enjoy the cinema on the Skystage, hang out in the private Sky Nooks or entertain at the Skybar and Kitchen.



*Unparalleled views from
the river to the city*

Premium Apartment Features

- Ducted air-conditioning to all apartments
- Premium appliances - Bosch
- Sleek timber tile flooring
- Built in study desks or Multi Purpose Rooms
- Broadband cabling for high speed internet access
- Large window and door openings for excellent natural light and ventilation
- Generally 2.55m ceiling height to living and bedroom areas (lower in kitchen and bathrooms with bulkheads)
- Floor to floor security access
- Audio intercom from building entry points to individual apartments
- On-site building management





Elevated above Brisbane close to everything

Bowen Hills has it all from world class dining to casual café latte culture. Panorama is within walking distance to the vibrant Newstead Gasworks, Chinatown and Fortitude Valley entertainment precinct as well as lifestyle precincts of James Street and Fortitude Valleys Emporium.

The area has fast become an upmarket and sophisticated entertainment, retail and dining destination. Alternatively, take some time out and take a stroll along the nearby river or in one of the many surrounding parks. Centrally positioned you have a number of prestige and world ranked educational institutions to choose from at your doorstep as well as all other amenities including Royal Brisbane and Womens Hospital, just 800m around the corner.

You will also find the Royal International Convention Centre, and RNA Showgrounds, home to many of Brisbane's major events throughout the year, just 500m walk from Panorama.

Perfectly positioned, not only for convenience, but also for the most breathtaking panoramic views that Brisbane has to offer. Panorama residents will enjoy stunning views to the Brisbane River, Moreton Bay, Mount Coot-tha and the Glasshouse Mountains.

Bowen Hills is among the most accessible and livable suburbs of Brisbane and is one of Brisbane's latest inner city suburbs to undergo major gentrification and is fast becoming the most coveted neck of the city. Located only 2kms from Brisbane CBD, its convenience to the city and the airport is seeing many of the city's major businesses and young professionals relocating to the area.

Bowen Hills is at the centre of the TransApex Master Plan, a multi million dollar road and tunnel system connecting Bowen Hills to all of Brisbane and beyond. Residents will also enjoy the benefits of direct rail and bus access, with Bowen Hills train station just 200m away.

Positioned right next to the entry and exit points of this major road and tunnel system also means you can be at Brisbane Domestic and International Airports in less than 10 minutes. Ideally situated in the heart of the action and just 2kms to the CBD, residents have immediate access to some of Brisbane's finest restaurants, popular cafes, trendy boutiques and hottest nightspots.

Rental Potential

- Rental returns showing upside potential on back of limited supply.
- Proximity to new commercial areas, schools, hospitals, infrastructure, public transport and amenities means there is a very strong tenant base and rents are forecast to continue their strong growth trajectory.
- Robust, classic, tight rental market with population skewed towards young, small households.
- Prospective tenants are expected to be mid-level managers and professionals employed by local hospitals and universities/schools.



is the average age group in Bowen Hills



of the population are single or un-married couple households

VACANCY RATES - LOW

Bowen Hills - **2.8%**
Brisbane - **3.5%**



This area simply continues to expand and gentrify with the introduction of new lifestyle developments, cafes, galleries and interesting destinations. The whole nature of this area is changing in a positive manner and we see continuing demand for this type of product in the future.

Investment

AFFORDABILITY/ MEDIAN PRICE

Median prices in Bowen Hills are already higher than the broader Brisbane market. As the area regenerates through gentrification, there is potential for further positive growth potential.

MEDIAN PRICE

Bowen Hills Apartments	\$517,000
Brisbane average	\$429,000
Bowen Hills Houses	\$1,515,000

FORECAST GROWTH

The potential undersupply of stock and low vacancy rates means rents have remained strong over the last 12 months. These market forces may push more investors into the market in the coming years, in turn driving competition with prices likely to continue their strong performance to date.

The high number of people choosing to purchase and live in Bowen Hills indicates a very strong demand by buyers – both owner-occupiers and investors.

Such strong potential demand and the current undersupply of new residential developments in the area sees Bowen Hills properties in a promising position to experience significant capital growth potential with strong rental returns.



Arden Group

Arden Group is a developer experienced in delivering a comfortable, stylish lifestyle for residents and strong growth and yield for investors. Arden has delivered more than \$1 billion in development projects across Australia in the last 10 years.

Arden's philosophy is to deliver the highest calibre homes possible within affordable price points, and to create the best possible value and returns to Arden's purchasers, investors and stakeholders.



RESIDENTIAL PROJECTS

Emporia, Campsie, Sydney
332 Apartments

Moda, Norwest, Sydney
217 Apartments

Evoca, Campsie, Sydney
81 Apartments

Elora The Hills, Baulkham Hills, Sydney
45 Apartments

Oakmont, Castle Hill, Sydney
107 Apartments

Zantia, Thornleigh, Sydney
57 Apartments

Panorama, Bowen Hills, Brisbane
256 Apartments

Jade, Albion Brisbane
369 Apartments

Ciana, Indooroopilly, Brisbane
134 Apartments

Surfair, Marcoola, Sunshine Coast
202 Apartments

Centenary Quays, Jindalee, Brisbane
78 Executive Homes

Crest, Clayfield, Brisbane
36 Apartments

Annie Street Cottages, Indooroopilly, Brisbane
12 Homes

Castaway Cove, Marcus Beach, Sunshine Coast
25 Apartments



More than \$20 Billion of Infrastructure & Investment

Bowen Hills has been identified as a key investment location within the Brisbane Inner City. Bowen Hills is known for its recreational facilities, being home to the Brisbane Exhibition Grounds. Public transport in Bowen Hills is well established and includes Bowen Hills train station which also houses the Queensland Rail stabling depot. Key road infrastructure including the Clem Jones Tunnel, Airport Link tunnel and Inner-City Bypass also interconnect here.



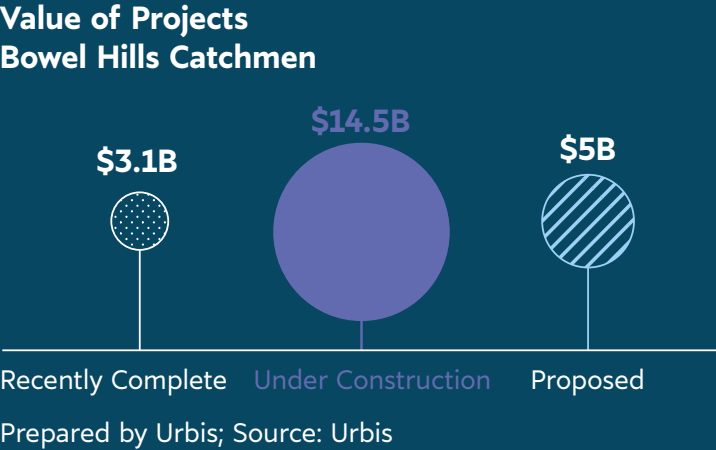
BRISBANE SHOWGROUNDS (\$2.9B – UNDER CONSTRUCTION)

The Brisbane Showgrounds, located in Bowen Hills, will be one of Brisbane’s most significant regeneration projects. The project, staged over a development period of 15 years will offer a range of uses, including residential, open spaces, commercial office, retail (food and beverage) and hotel accommodation. The end product will be vibrant mixed use urban village, providing the surrounding catchment with a new level of lifestyle amenity.



QUEENS WHARF (\$3B – UNDER CONSTRUCTION)

Queens Wharf is set to be a world-class integrated resort development. It will include a mix of six-star hotels, retail, dining, entertainment, theatre and convention uses, as well as a major casino. The development will attract visitors and investment to Brisbane and provide a boost to Brisbane’s construction and tourism industries. It also has the potential to promote greater interaction with the Brisbane River and key heritage sites.



CROSS RIVER RAIL (\$5.4B – UNDER CONSTRUCTION)

The Cross-River Rail will include a 10.2km rail line between Dutton Park and Bowen Hills, with a 5.9km tunnel under the Brisbane River and CBD. There will be four new inner-city stations at Boggo Road, Woolloongabba, Albert Street and Roma Street and an upgrade of the Exhibition station. The Cross-River Rail will connect the northern and southern rail networks, providing significant benefits for commuters, improving reliability and increasing accessibility to the Brisbane CBD. The Queensland State Government has committed to fully fund the project with expected completion by 2024.



BRISBANE METRO (\$1B – PROPOSED)

The proposed Brisbane Metro will deliver a 21km route linking Eight Mile Plains, Royal Brisbane Women’s Hospital (RBWH) and UQ Lakes busway stations using the existing busway infrastructure. Two new high capacity metre lines are featured in the report, Eight Miles Plains to Roma Street and RBWH to UQ Lakes. The project involves upgrades to 18 stations and 11 interchanges. Key highlights of the proposal include: construction of a new Metro Depot in Rochedale, the new Cultural Centre underground station, the conversion of Victoria Bridge to accommodate the Metro service and the new Adelaide Street tunnel which will connect from North Quay to King George Square.



HOWARD SMITH WHARVES (\$100M – UNDER CONSTRUCTION)

Howard Smith Wharves is set to be redeveloped as a vibrant waterside destination across a 3.4-hectare site. Sitting under the northern end of Brisbane’s iconic Story Bridge, the Wharves precinct is expected to incorporate commercial elements, a boutique five-star hotel, exhibition space, restaurants, retail and community facilities. In addition, 80 per cent of the site will be publicly accessible open space with potential for a new ferry terminal.



KINGSFORD SMITH DRIVE UPGRADE (\$650M – UNDER CONSTRUCTION)

Kingsford Smith Drive upgrade will include increasing capacity from four to six lanes to reduce the travel time between Hamilton and Brisbane CBD. As a key component of Brisbane City Council’s Transport Plan for Brisbane, the project will deliver improved safety, public transport facilities and active transport faculties. The project is expected to complete in 2019 and is integral to the successful integration and accessibility of Northshore Hamilton.



HERSTON QUARTER (\$1.1B – UNDER CONSTRUCTION)

The Herston Quarter redevelopment will create a landmarked Brisbane destination and a global benchmark for health precincts. The five-hectare site is adjacent to the Royal Brisbane and Women’s Hospital, integrating public rehabilitation services and elective surgery, intergenerational living and green spaces. The \$1.1 billion redevelopment will consist of a 132-bed public Specialist Rehabilitation and Ambulatory Care Centre (SRACC), a new private hospital, restoration of heritage buildings to student accommodation, aged care and retirement living, residential accommodation, commercial offices, childcare faculties, retail and restaurant facilities and associated amenity.



NEWSTEAD RIVER PARK (\$3.1B – COMPLETE)

The \$2 billion Newstead Riverpark urban renewal precinct will turn 17 hectares of river front land into a new mixed used development over the next decade. Newstead Riverpark will be a key dining, entertainment and retail destination, as well a commercial and lifestyle hub, with a central lake and 5 hectares of parklands.



NEWS CORP AUSTRALIA (\$2B – PROPOSED)

Brisbane is set to have another large-scale urban regeneration project which is to be known as Millennium Square. The staged \$2b precinct will eventually see strips of Bowen Hills landholdings including News Corp’s four-hectare site to be redeveloped into a range of new uses. Along with new landscaped gardens and extension of Hudd Street, a new public plaza would be developed which would connect to a redeveloped Bowen Hills train station.



BRISBANE LIVE (\$2B – PROPOSED)

Brisbane Live is a market-led proposal for a new entertainment precinct to be built above the Roma Street Transit Centre and surrounding rail lines. The proposed complex will feature new hotels, up to 4,000 apartments, new commercial towers, a future dining precinct, medical faculties and pedestrian linkages from the Barracks to King George Square. The \$450 million Brisbane Live Arena will have capacity for 17,000 people and will benefit from the proposed Brisbane Metro and Cross River Rail, when complete.



BRISBANE AIRPORT (\$1.35B – UNDER CONSTRUCTION)

The construction of the new parallel runway at the Brisbane Airport is currently the biggest aviation project in Australia. The project involves utilising 360 hectares of marshland to develop a 3.3 km long runway with an additional 12 kilometres of taxiways. The project will create 7,800 jobs for the Brisbane and Moreton Bay region by 2035.



ARCHITECT

ARQUS DESIGN is a multi-disciplinary practice offering an informed perspective to master planning, architecture and interior design.

Their integrated approach is centered on the highest standard of relevant and feasible creative design and reliable delivery processes.

Each architectural project offers a unique opportunity to consider how built solutions will integrate with the environment and community, whilst achieving a successful response to the functional brief.

The organisation is founded on the expertise of its professional staff, skilled in their respective disciplines, with a wealth of experience in multiresidential apartment design.

Arqus Design brings the very highest standards in creative design, innovation and livability to this project.



LANDSCAPE ARCHITECT

LAT27 is a multidisciplinary design studio offering services in planning, master planning, urban design, built form conceptualization, landscape architecture and communications.

The team has successfully delivered major projects for private and public sector clients in the practice areas of structure planning and strategic urban expansion, new town design, urban regeneration and brownfield development, neighbourhood design, public realm design, parks and recreation

design, education campuses, transport and infrastructure urban design integration.

LAT27's satisfied clients have included the Queensland State Government, most coastal authorities from the Tweed Coast to Cairns and major private development companies including Lend Lease, Mirvac, Stockland and Leightons.



BUILDER

TOMKINS is one of Australia's largest privately owned building and construction companies.

Established in 1951 their heritage has been forged by more than 65 years of service to the construction industry and is testament to the company's commitment, expertise and integrity in all that they do.

Projects undertaken by the company include commercial and residential high-rise, infrastructure projects, industrial, sporting, health, government, retail, education, hotels, clubs, and tourism,



Fixture & Finish

PLEASE REFER TO YOUR CONTRACT FOR FINAL SPECIFICATION AS THIS LIST IS SUBJECT TO CHANGE.

GENERAL

CEILING HEIGHTS	2550mm to living & bedroom 2250mm to entry, hallway, kitchen & bathroom
BEDROOM FLOORS	Carpet
LIVING FLOORS	Medium format floor tile
BALCONY DOORS AND WINDOWS	Full height framed powdercoated sliding doors to balcony and fixed glass fully framed powdercoated windows with openable sash

AIR-CONDITIONING	Air conditioning to living and bedroom
HOT WATER SERVICE	Centralised hot water service

SECURITY ACCESS	Electronic access to residents' basement area, entry foyer door and lifts
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INTERCOMS	Audio intercom to ground level entry, lift foyer and car park level
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LIFTS	3 lifts
COMMUNICATIONS CABLING	Data cabling pathway to each unit enabling broadband connection (conduits installed to enable future NBN connectivity or similar)

TELEVISION	Television points to living room and main bedroom
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TELEPHONE	Telephone connectivity via NBN Network Termination Device
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PAY TV	Provision for future connection to Pay TV to the living area
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GARBAGE	Centralised waste chute
CAR PARKING	Allocated space to the basement and levels 01 – 04 for nominated apartments

VISITOR CAR PARKING	Ground level visitor parking
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ENTRY

FLOOR	Medium format floor tile
WALLS	Low sheen acrylic paint finish to set plasterboard & painted timber skirtings

DOOR AND FRAMES	Semi-gloss paint finish to door and frame
CEILING	Painted set plasterboard with square set cornice
LIGHTNING	Recessed LED downlights
ENTRY JOINERY	Select laminate cabinet fronts with prefinished melamine carcass

KITCHEN

FLOOR	Medium format floor tile
WALLS	Low sheen acrylic paint finish to set plasterboard & painted timber skirtings

DOOR AND FRAMES	Semi-gloss paint finish to door and frame
CEILING	Painted set plasterboard with square set cornice
LIGHTNING	Recessed LED downlights
FEATURE JOINERY	Reconstituted stone to bench top and living room bench front

KITCHEN JOINERY	Select laminate cabinet fronts with prefinished melamine carcass
SINK	Single bowl stainless steel sink including basket waste
SINK MIXER	Polished chrome 4 star WELS rated 7.5L/m with aerator

KITCHEN APPLIANCES

COOKTOP	600mm 4 burner SS gas cooktop – Bosch or equivalent
OVEN	600mm multi-function electric oven – Bosch or equivalent
RANGEHOOD	600mm recirculated range hood
DISHWASHER	600mm SS dishwasher – Bosch or equivalent
MICROWAVE	Stainless steel

LAUNDRY

LAUNDRY SINK	35L SS laundry tub and metal cabinet
LAUNDRY TAPWARE AND WASHING MACHINE SET	Polished chrome laundry mixer and washing machine taps with jumper valve
DOORS	Pre-finished laminate doors to hallway laundries
DRYER	6kg wall-mounted dryer

BATHROOM & ENSUITE & LAUNDRY

FLOOR	Medium format floor tile
WALLS	Low sheen acrylic paint finish to set moisture resistant plasterboard with 100mm high tiled skirting

DOOR AND FRAME	Semi-gloss paint finish to door and frame
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CELING	Painted moisture resistant set plasterboard with square set cornice
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LIGHTING	IP rated recessed downlights
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BATH	Approx. 1500mm long white bath for nominated apartment types
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SHOWER SCREEN	Semi-frameless fixed glass panel
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SPLASHBACK	300mm high tiled splashback between vanity bench top and mirror
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VANITY BASIN AND CABINET	Designer wall hung vanity cabinet with white basin, soft close drawer runners to drawer storage under
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MIRROR	Mirrored shaving cabinet
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VANITY TAPWARE	Polished chrome 5 star WELS rated 6L/min bench mounted mixer
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SHOWER RAIL & MIXER	Polished chrome 3 star WELS rated 9L/min with diverter for apartments with bath
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TOILET SUITE	4.5/3L dual flush vitreous china with soft close seat and universal trap
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ACCESSORIES	Polished chrome wall fixed towel rails, square chrome floor waste & shower shelf
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BALCONIES

FLOOR	Medium format external grade floor tile
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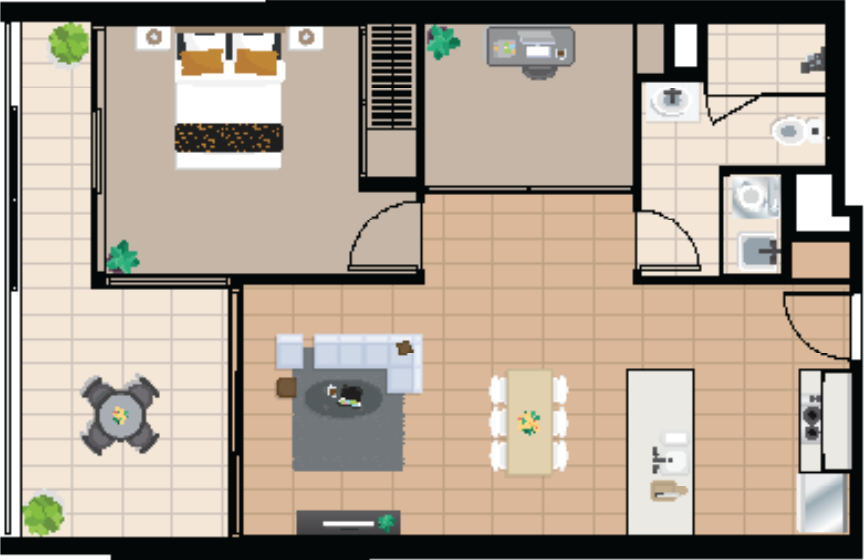
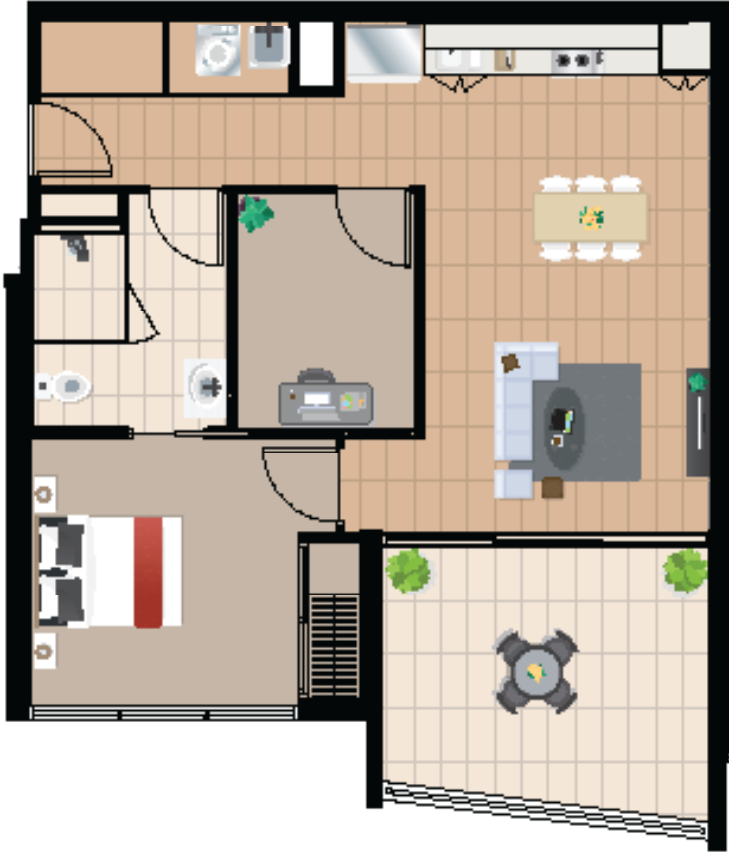
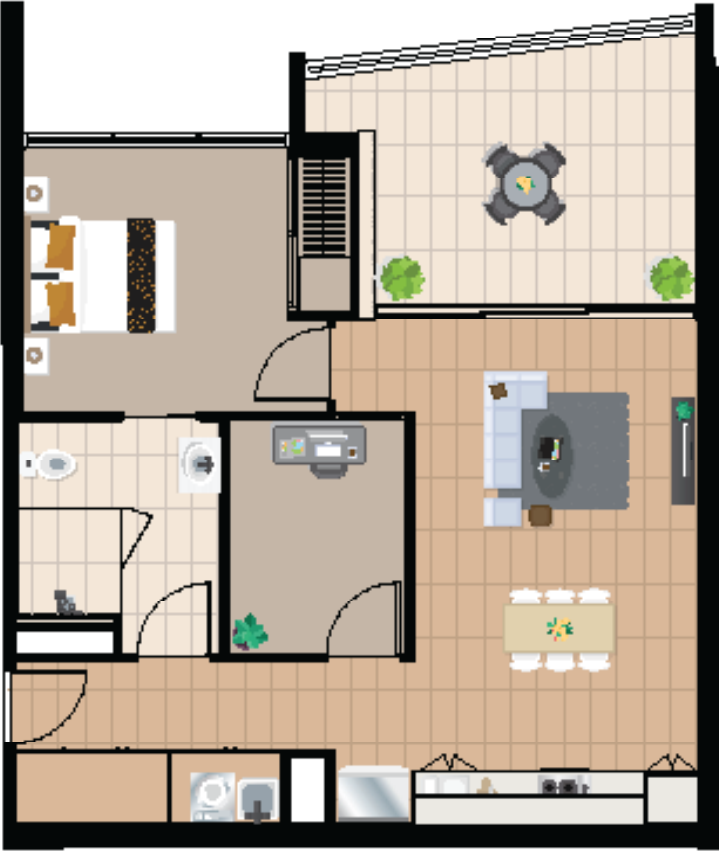
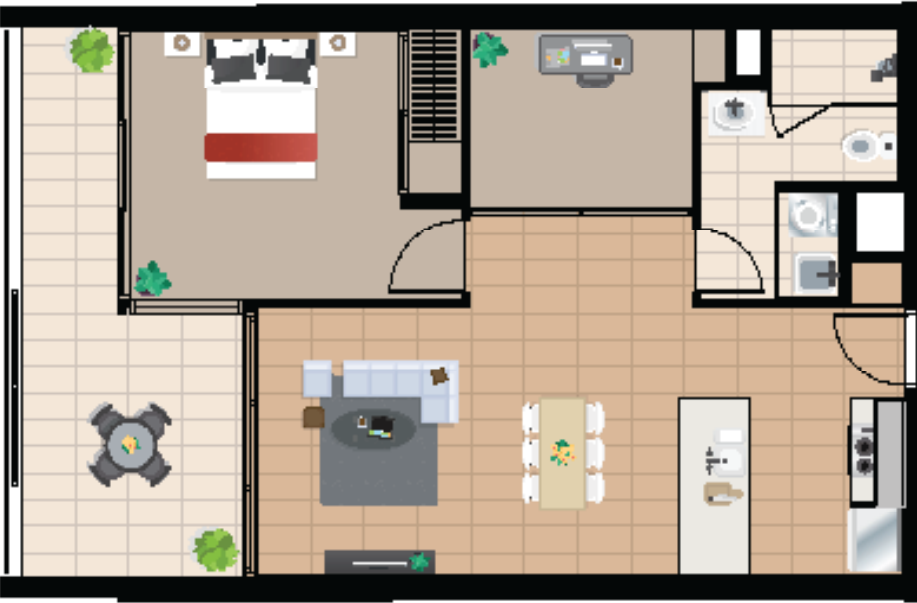
BALUSTRADE	Powder coated aluminium handrail and stanchions with glazed panels
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CEILING	Stippled paint finish applied to off form concrete
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LIGHTING	Surface mounted IP rated low energy light fittings
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DRAINS	Polished chrome square floor waste
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Floorplans



Apartment Type 1A

TYPICAL FLOOR PLAN

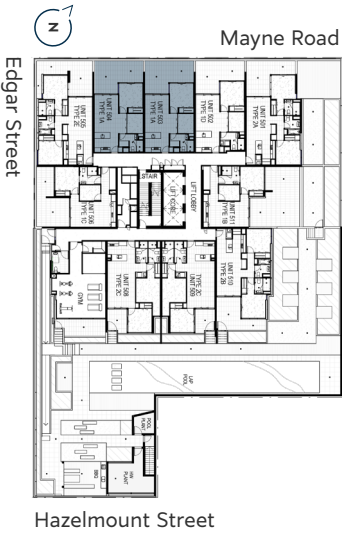
1 Bedroom + MPR | 1 Bathroom

INTERNAL AREA: 52m²
EXTERNAL AREA: 13m²
TOTAL AREA: 65m²

UNIT NUMBERS
503 - 2403
504 - 2404

LEVELS
5 - 24

NOTE: 503 - 504 have a courtyard area of 23m²



Apartment Type 1B

TYPICAL FLOOR PLAN

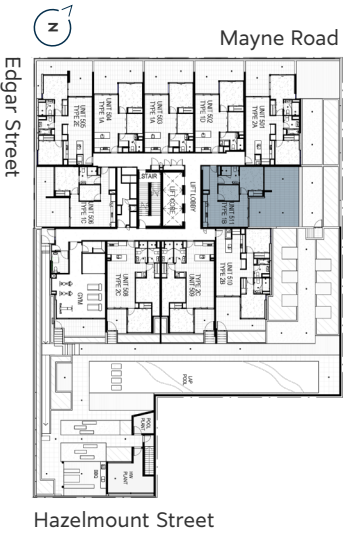
1 Bedroom + MPR | 1 Bathroom

INTERNAL AREA: 53m²
EXTERNAL AREA: 12m²
TOTAL AREA: 65m²

UNIT NUMBERS
511 - 2711

LEVELS
5 - 27

NOTE: 511 have a courtyard area of 84m²



Apartment Type 1C

TYPICAL FLOOR PLAN

1 Bedroom + MPR | 1 Bathroom

INTERNAL AREA: 53m²
EXTERNAL AREA: 12m²
TOTAL AREA: 65m²

UNIT NUMBERS
506 - 2706

LEVELS
5 - 27

NOTE: 506 have a courtyard area of 26m²



Apartment Type 1D

TYPICAL FLOOR PLAN

1 Bedroom + MPR | 1 Bathroom

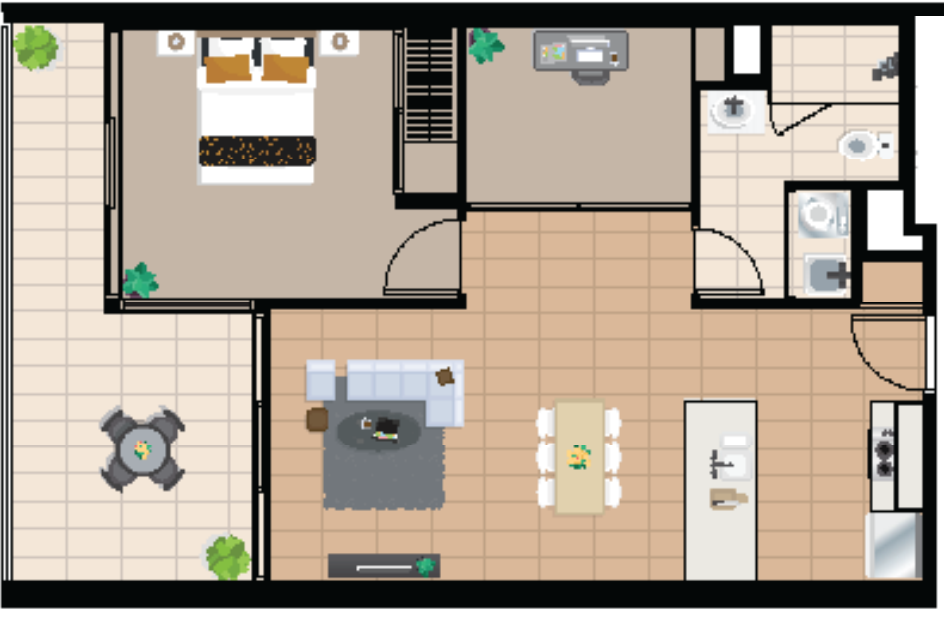
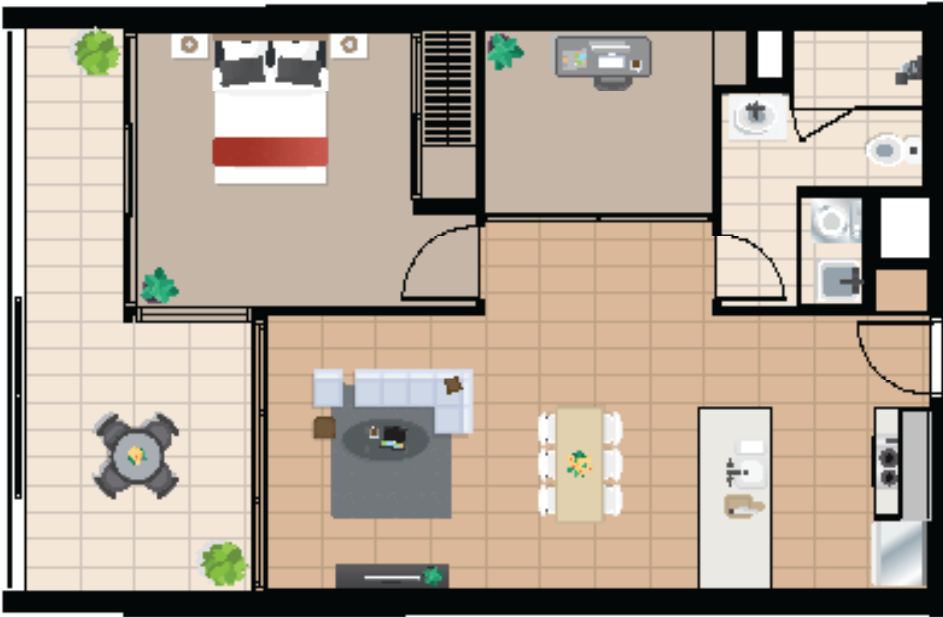
INTERNAL AREA: 52m²
EXTERNAL AREA: 12m²
TOTAL AREA: 64m²

UNIT NUMBERS
502 - 2402

LEVELS
5 - 24

NOTE: 502 have a courtyard area of 23m²





Apartment Type 1E

TYPICAL FLOOR PLAN

1 Bedroom + MPR | 1 Bathroom

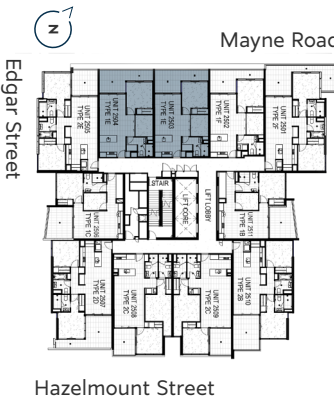
INTERNAL AREA: 52m²
EXTERNAL AREA: 14m²
TOTAL AREA: 66m²

UNIT NUMBERS

2503 - 2703
2504 - 2704

LEVELS

25 - 27



Apartment Type 1F

TYPICAL FLOOR PLAN

1 Bedroom + MPR | 1 Bathroom

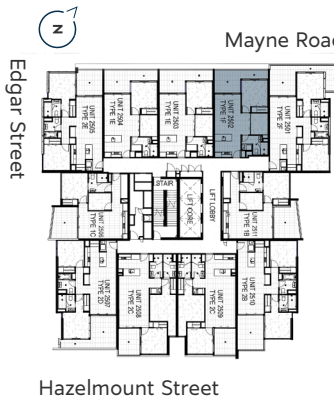
INTERNAL AREA: 52m²
EXTERNAL AREA: 13m²
TOTAL AREA: 65m²

UNIT NUMBERS

2502, 2602, 2702

LEVELS

25 - 27



Apartment Type 1G

TYPICAL FLOOR PLAN

1 Bedroom + MPR | 1 Bathroom

INTERNAL AREA: 52m²
EXTERNAL AREA: 11m²
TOTAL AREA: 63m²

UNIT NUMBERS

302 & 402, 303 & 403
304 & 404, 305 & 405

LEVELS

3 - 4



Apartment Type 1H

TYPICAL FLOOR PLAN

1 Bedroom | 1 Bathroom

INTERNAL AREA: 50m²
EXTERNAL AREA: 17m²
TOTAL AREA: 67m²

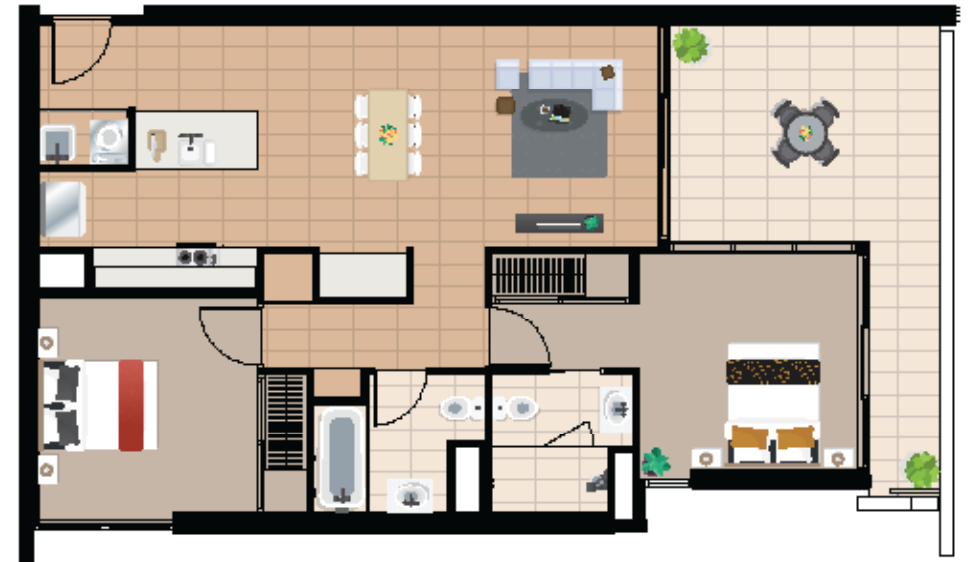
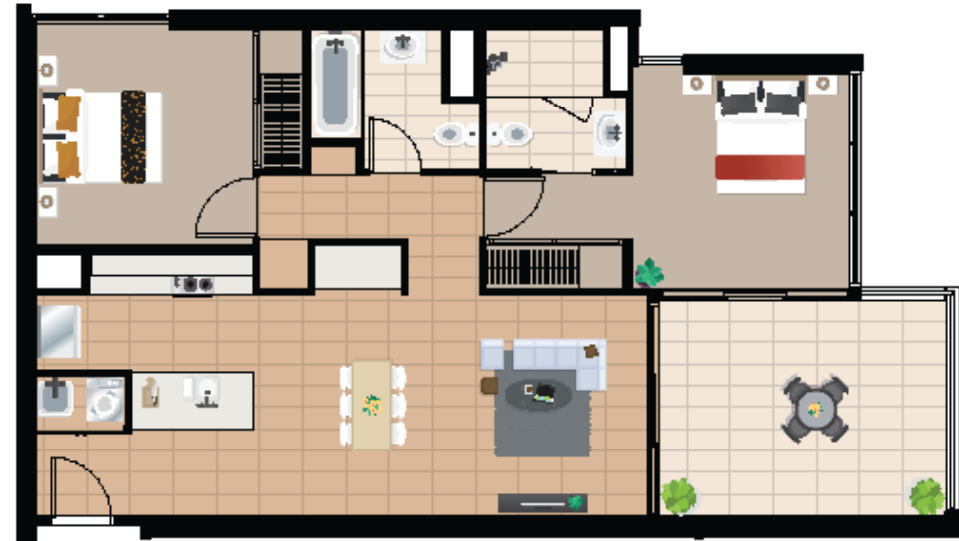
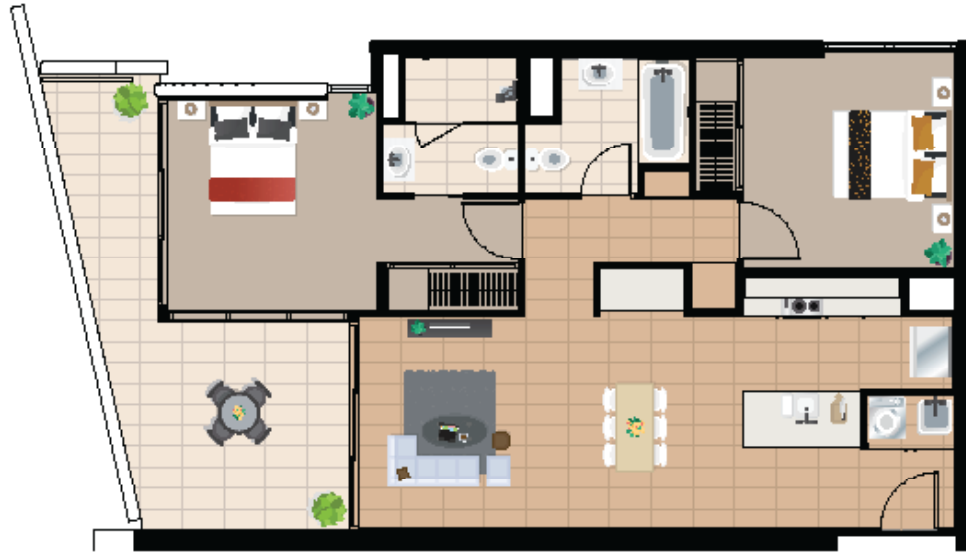
UNIT NUMBERS

301 & 401

LEVELS

3 - 4





Apartment Type 2A

TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 16m²
TOTAL AREA: 86m²

UNIT NUMBERS

501 - 2401

LEVELS

5 - 24

NOTE: 501 have a courtyard area of 92m²



Apartment Type 2B

TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 13m²
TOTAL AREA: 83m²

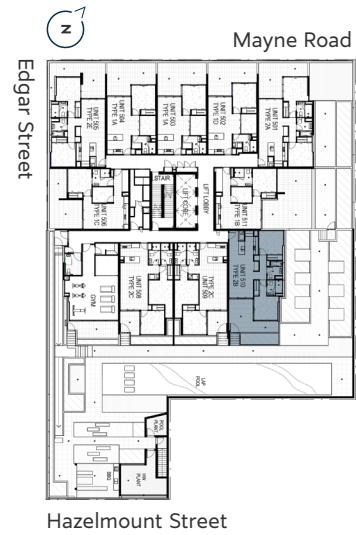
UNIT NUMBERS

510 - 2510

LEVELS

5 - 25

NOTE: 510 have a courtyard area of 22m²



Apartment Type New 2C

TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 9m²
TOTAL AREA: 79m²

UNIT NUMBERS

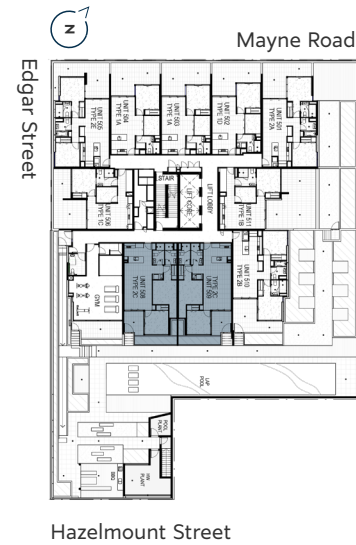
508 - 2508

509 - 2509

LEVELS

5 - 25

NOTE: 508 - 509 have a courtyard area of 17m²



Apartment Type 2D

TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 17m²
TOTAL AREA: 87m²

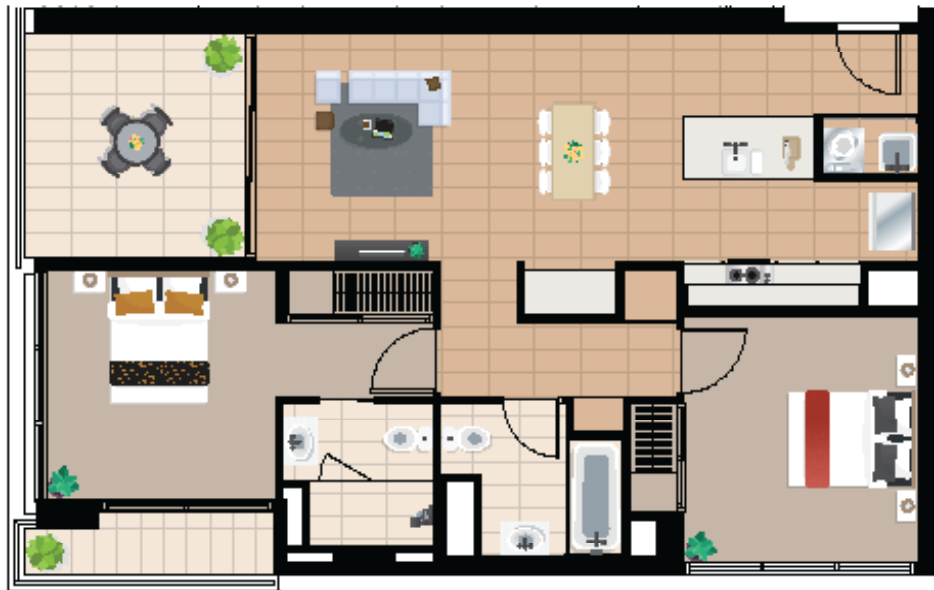
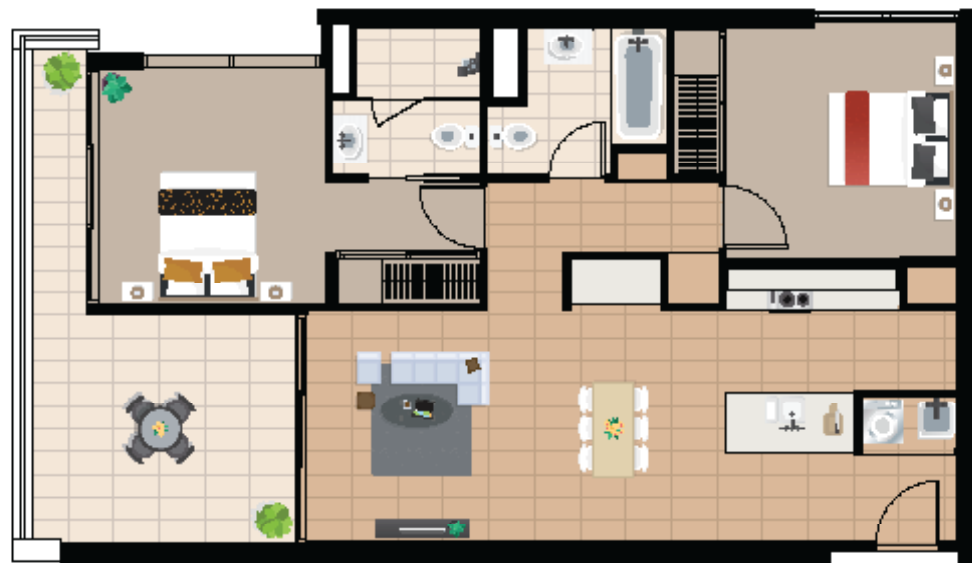
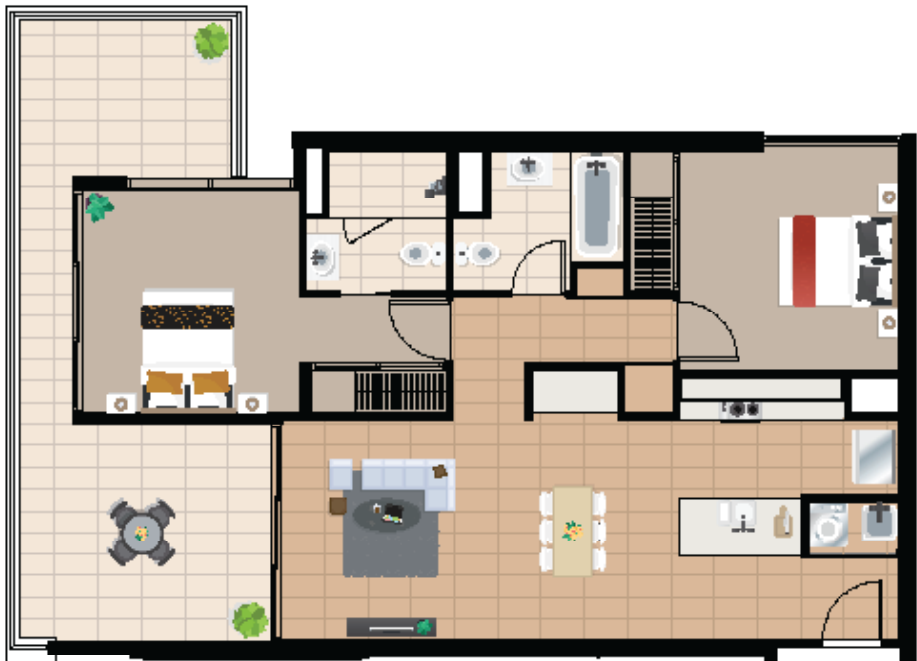
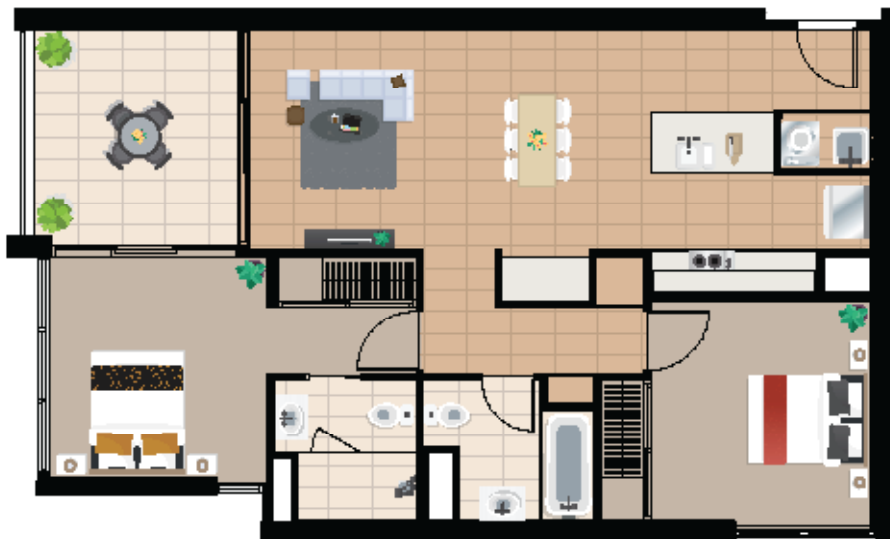
UNIT NUMBERS

607 - 2507

LEVELS

6 - 25





Apartment Type 2E

TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 10m²
TOTAL AREA: 80m²

UNIT NUMBERS
505 - 2505 (all levels)

LEVELS
5 - 25

NOTE: 505 have a courtyard area of 25m²



Apartment Type 2F

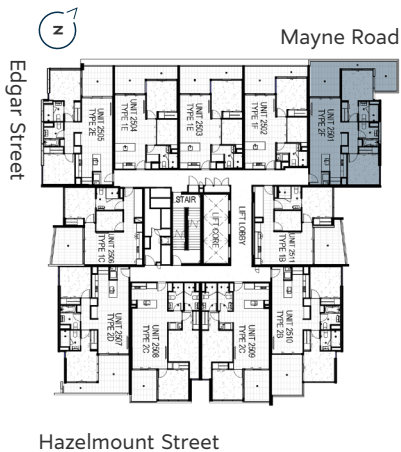
TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 21m²
TOTAL AREA: 91m²

UNIT NUMBERS
2501

LEVELS
25



Apartment Type 2G

TYPICAL FLOOR PLAN

2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 15m²
TOTAL AREA: 85m²

UNIT NUMBERS
2601 - 2701

LEVELS
26 - 27



Apartment Type 2H

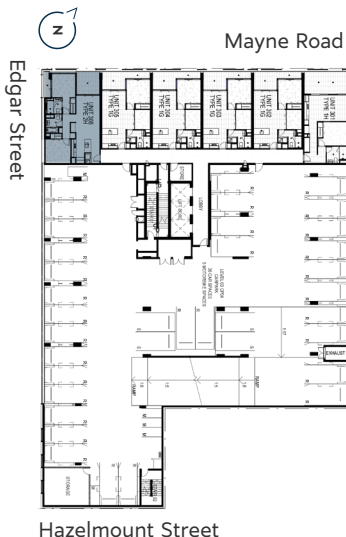
TYPICAL FLOOR PLAN

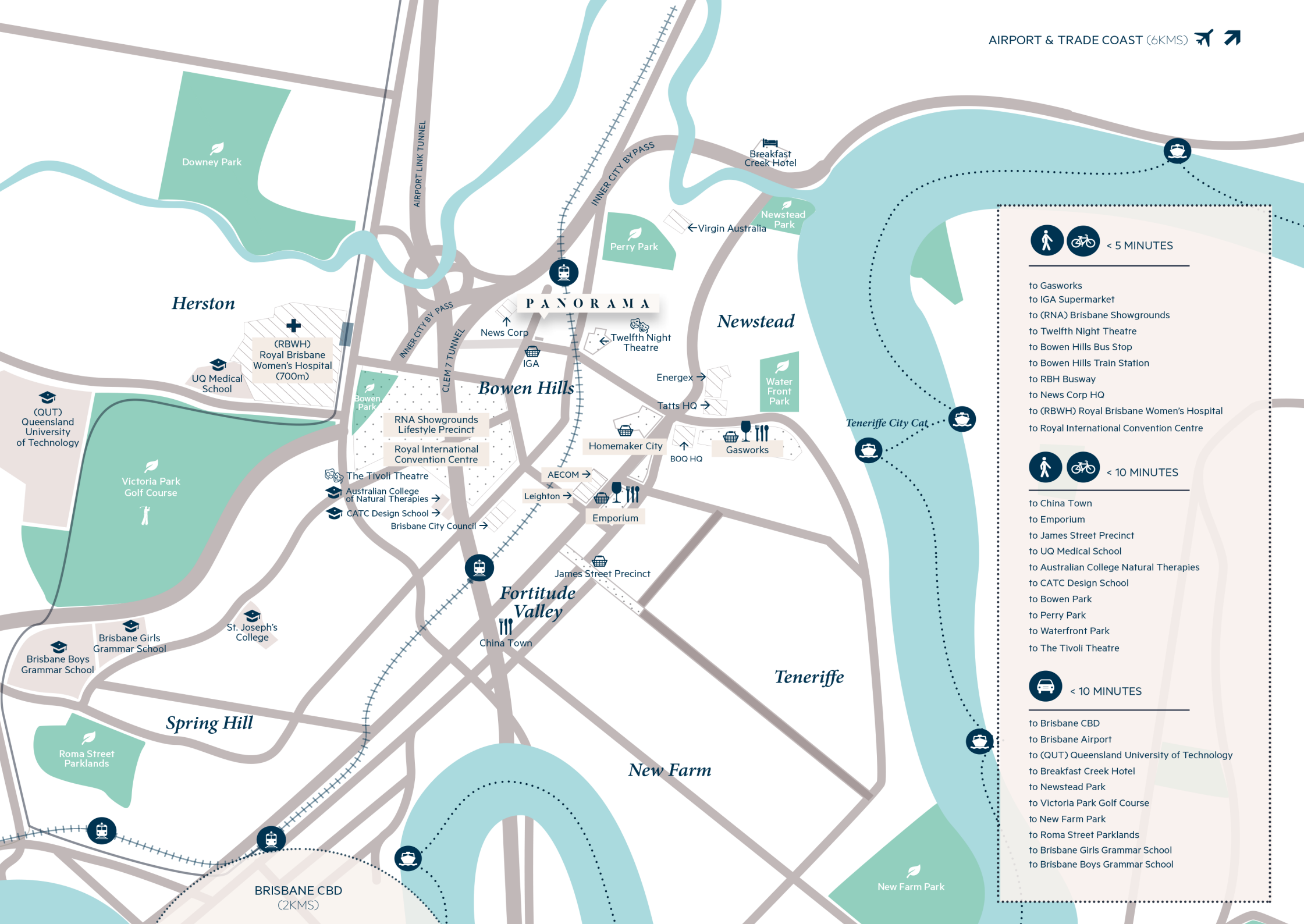
2 Bedroom | 2 Bathroom

INTERNAL AREA: 70m²
EXTERNAL AREA: 10m²
TOTAL AREA: 80m²

UNIT NUMBERS
306, 406

LEVELS
3 - 4





AIRPORT & TRADE COAST (6KMS) ✈️ ↗️

🚶 🚲 < 5 MINUTES

- to Gasworks
- to IGA Supermarket
- to (RNA) Brisbane Showgrounds
- to Twelfth Night Theatre
- to Bowen Hills Bus Stop
- to Bowen Hills Train Station
- to RBH Busway
- to News Corp HQ
- to (RBWH) Royal Brisbane Women's Hospital
- to Royal International Convention Centre

🚶 🚲 < 10 MINUTES

- to China Town
- to Emporium
- to James Street Precinct
- to UQ Medical School
- to Australian College Natural Therapies
- to CATC Design School
- to Bowen Park
- to Perry Park
- to Waterfront Park
- to The Tivoli Theatre

🚗 < 10 MINUTES

- to Brisbane CBD
- to Brisbane Airport
- to (QUT) Queensland University of Technology
- to Breakfast Creek Hotel
- to Newstead Park
- to Victoria Park Golf Course
- to New Farm Park
- to Roma Street Parklands
- to Brisbane Girls Grammar School
- to Brisbane Boys Grammar School



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