GOOD IS
TRANSPORT AND
DISTRIBUTION
GREAT IS
WHAT YOU DO
FROM HERE
REDBANK MOTORWAY ESTATE
51 Monash Road, Redbank, QLD
MAKING
SPACE
FOR
GREATNESS
Goodman

We don’t believe in good. Or good enough. We don’t believe in the short-term or taking short-cuts. We don’t believe in putting business before people. Or anything before quality. We believe in great. Although we don’t believe we’re quite there yet. We believe in the importance of location and sustained growth and doing it right the first time. We believe in having integrity, always. We believe that knowledge is everything and perfection is in the details. That it is the little things that add up to make the biggest difference. That’s why there’s a plus in our logo. It’s a reminder to keep going above and beyond for our customers, our partners and our staff. To be the best, we believe, relies on every single one of us working together. To this end, we believe we can be better than good. We believe we can be great.

OVERVIEW

Redbank Motorway Estate is the leading industrial hub in southwest Brisbane, situated adjacent to the Ipswich Motorway.

AREA SCHEDULE	SQM
Warehouse	12,018
Office	487
Total building area	**12,505**

Property features

+ 12,505 sqm flexible warehouse and office space with 13.3m internal ridge height
+ 1,967 sqm existing breezeway with option to enclose as additional warehouse
+ Full drive-around access accommodating A-double truck movements
+ 42m wide container-rated secure hardstand
+ 600A power supply
+ Modern light-filled office over two levels
+ Large awning for all-weather loading
+ Oversize roller shutters up to 12m wide
+ Designed for 40kPa UDL and six tonne point load
+ 71 on-site parking spaces
+ 2,596 existing racking spaces.

Sustainability features

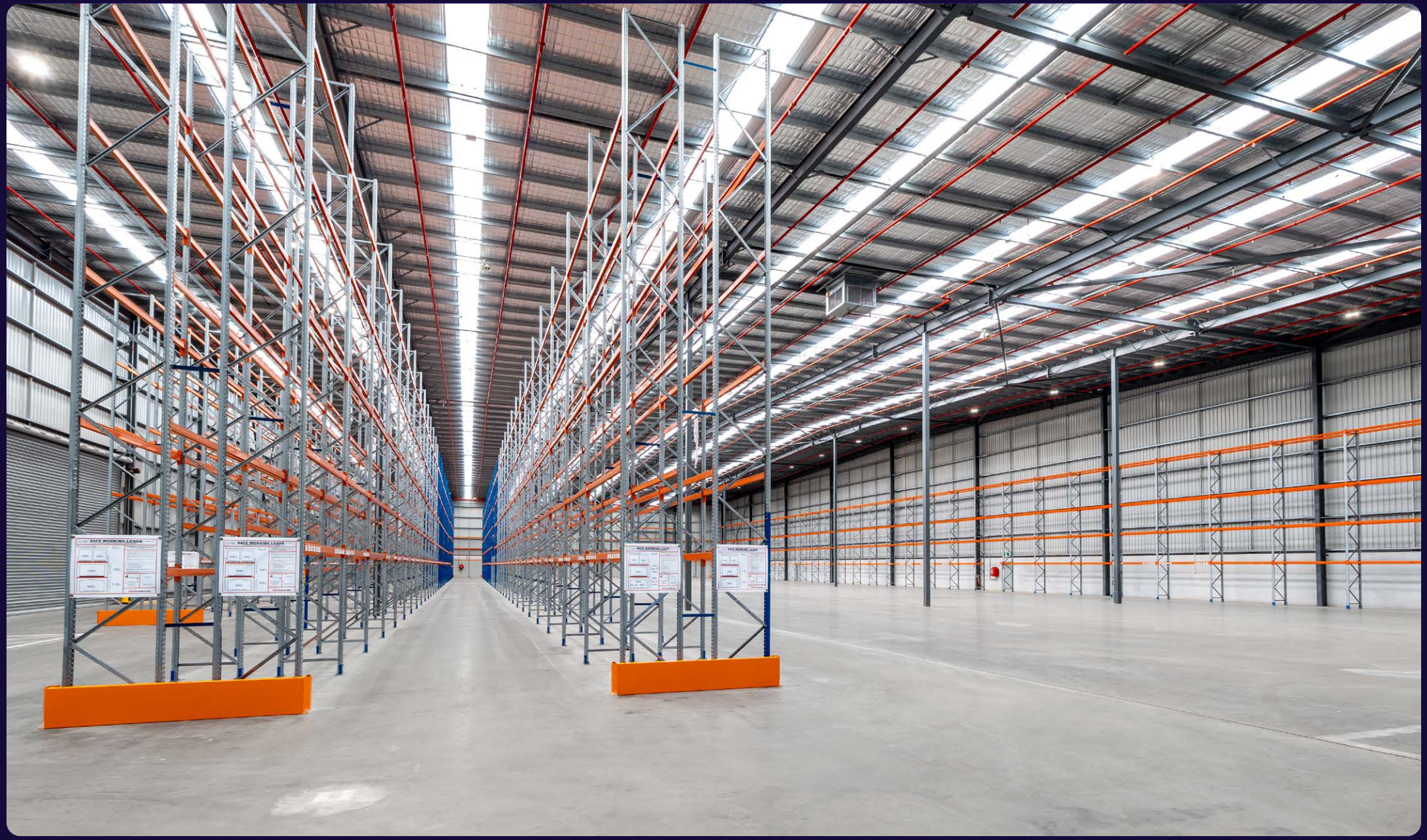
+ LED lighting throughout
+ 100 kW rooftop solar system.

AERIAL VIEW

51 Monash Road
Morshead Crescent
Container rated secure hardstand
99.5m
42m
Monash Road

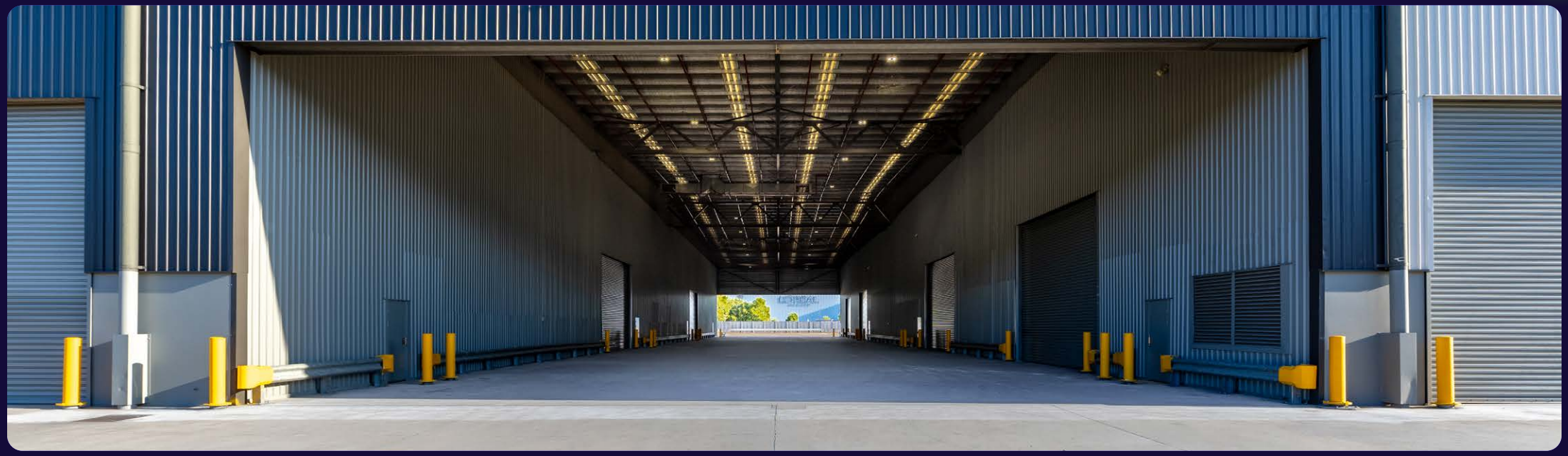
42M WIDE HARDSTAND

EXISTING RACKING



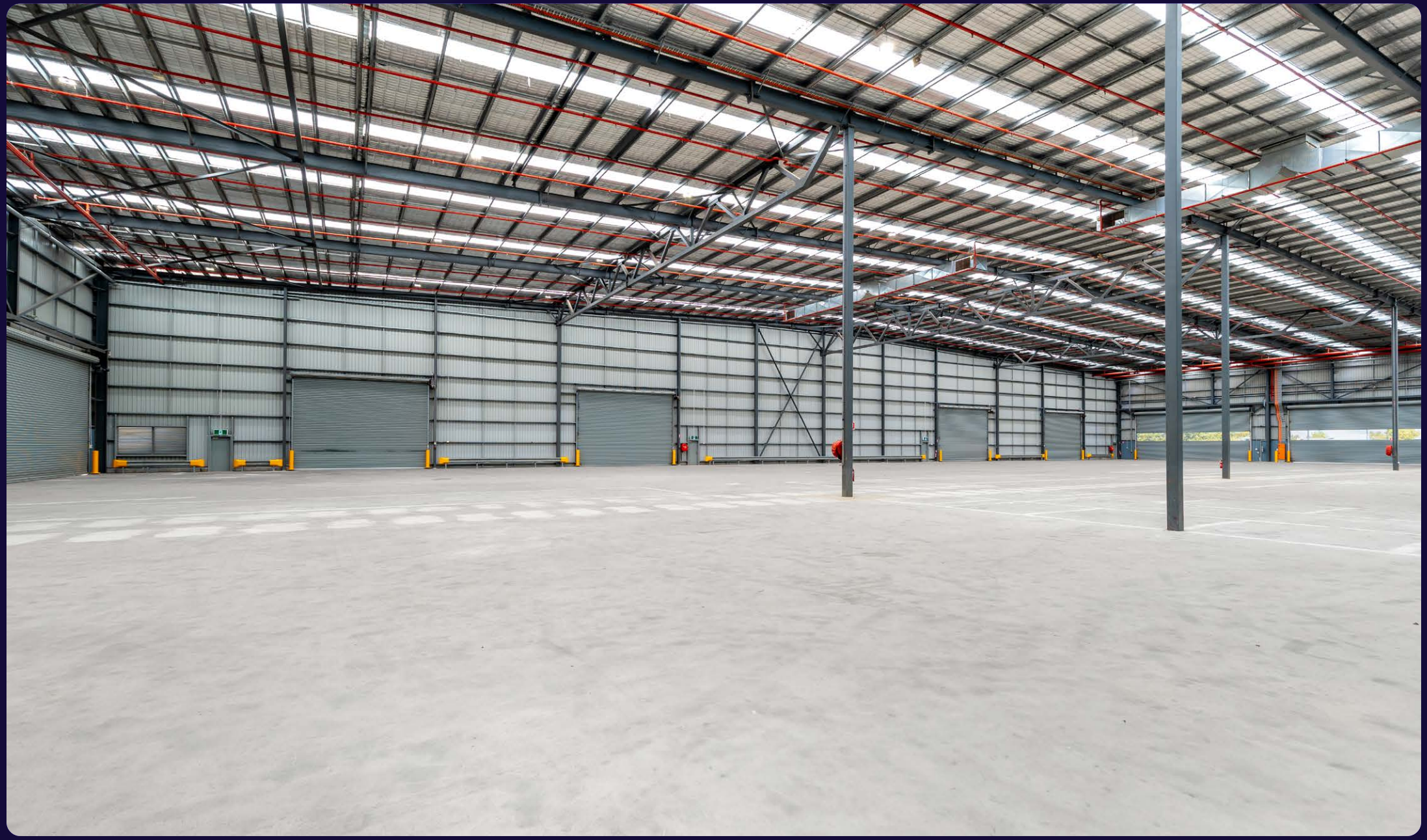
LARGE AWNING

BREEZEWAY AND DRIVE-AROUND ACCESS



OFFICE AND AMENITIES

WAREHOUSE



VIEW FROM ABOVE

VIEW FROM ABOVE

IN GOOD COMPANY

Customers who call Redbank Motorway Estate home

coles

Coles has relocated to a 66,000 sqm state-of-the-art automated facility at Redbank Motorway Estate as part of their supply chain modernisation strategy.

FedEx

The world's largest air express network and fourth largest logistics company, Fedex relocated their 28,000 sqm regional head office and distribution centre to Redbank. Their fully automated warehouse is capable of sorting up to 15,000 parcels per hour.

DB SCHENKER

DB Schenker relocated from Brisbane Airport to their new 47,000 sqm Queensland distribution centre, saving 1 hour on overnight Sydney to Brisbane shuttle. The facility receives over 5,000 containers per annum.

Officeworks (via DB Schenker)
Order any one of 17,000 products online stored at Redbank before 11.30am for same day delivery in Brisbane Metro or Gold Coast areas.

L'ORÉAL

L'Oréal has moved into a new 14,533 sqm distribution centre optimised to help meet rising delivery and service expectations for its 30 beauty brands.

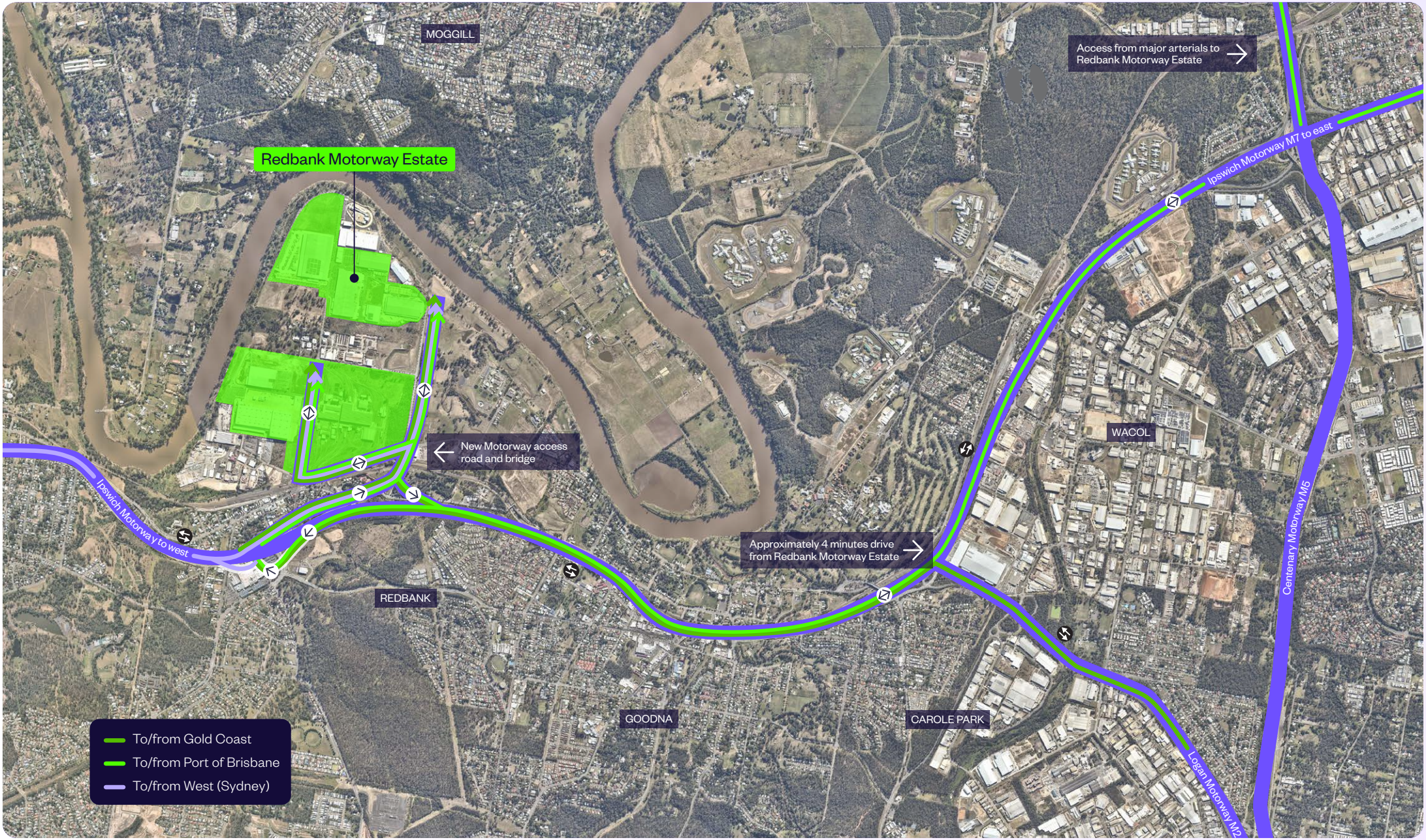
AUSTRALIA POST

Australia Post moved to Redbank into a new purpose-built 49,000 sqm facility which is their largest parcel and distribution centre in Australia. Significant expenditure on the latest automation and robotics allows Australia Post to sort up to 35,000 parcels per hour, delivering more efficiently and faster to consumers.

Bapcor

The Bapcor Distribution Centre is a 44,000 sqm purpose-built, sustainable space at Redbank Motorway Estate that consolidates the Autobarn, Autopro, Truckline, Midas and Burson Auto Parts businesses.

ACCESS


MOGGILL
Redbank Motorway Estate
Access from major arterials to Redbank Motorway Estate
Ipswich Motorway M7 to east
New Motorway access road and bridge
Ipswich Motorway to west
WACOL
Approximately 4 minutes drive from Redbank Motorway Estate
REDBANK
Centenary Motorway M5
GOODNA
CAROLE PARK
Logan Motorway M2
To/from Gold Coast
To/from Port of Brisbane
To/from West (Sydney)

LOCATION

Artist's impression

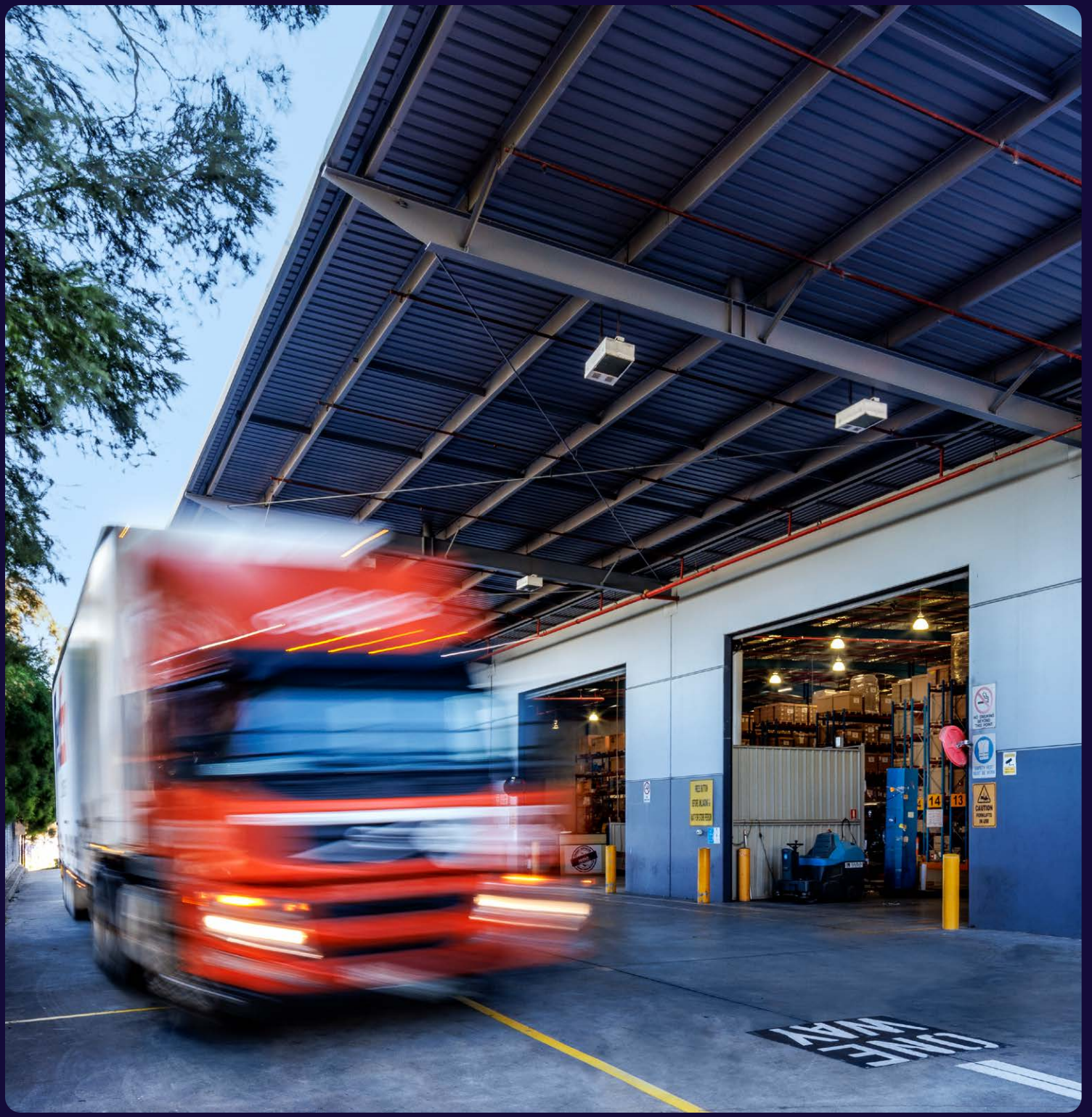
1KM to Ipswich Motorway

1.5KM to Redbank train station

2KM to Redbank Plaza

28KM to Brisbane CBD

Redbank Motorway Estate is ideally located in the thriving South East location of Ipswich, benefiting from excellent road, rail and public transport connectivity.



As an A-double and B-double approved estate, businesses relocating to Redbank Motorway Estate can enjoy a range of additional cost savings that A-double access can bring to your bottom line.

A-double vehicles permit the transportation of 2 x 40 foot containers on one truck, allowing you to move larger loads using fewer trucks.

With A-doubles you can save on fuel, drivers, insurance, reduce carbon footprint and maintenance costs.

REDBANK MOTORWAY ESTATE

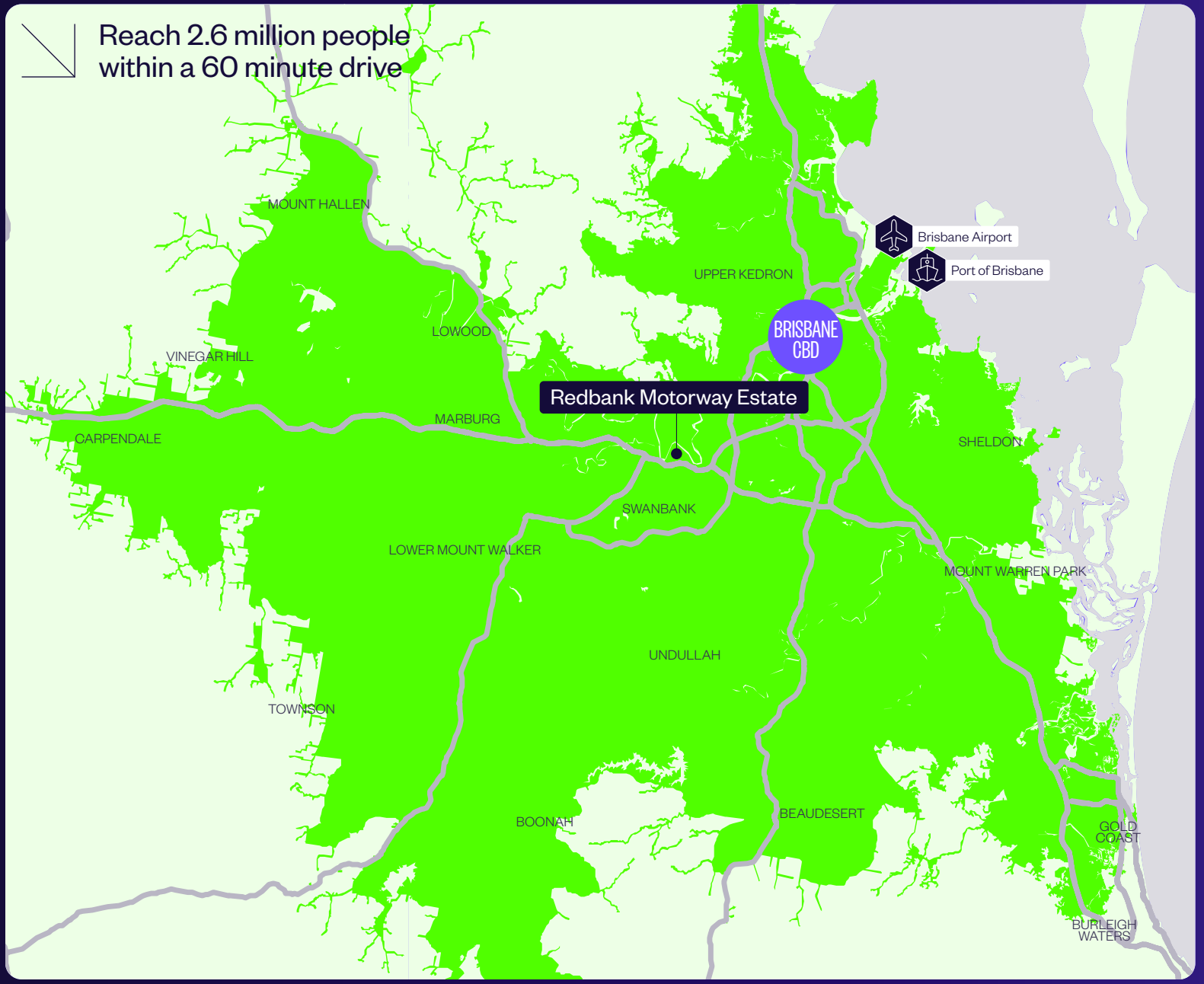
MAJORITY OF ESTATES

SOME ESTATES

ACCESS ADVANTAGE

SPEED TO MARKET

WITHIN 60 MINUTE DRIVE-TIME



KEY AREA STATISTICS

2.6M
Total population

916,931
Total households

$145.9BN
Total purchasing power

TOTAL SPEND ON

$4.4BN
Clothing

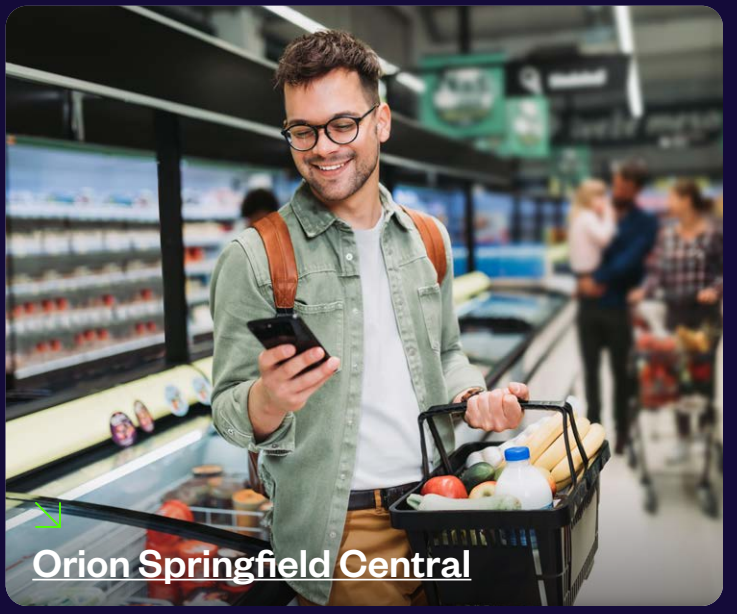
$14.4BN
Food + beverage

$3.5BN
Personal care

$707.5M
Online shopping

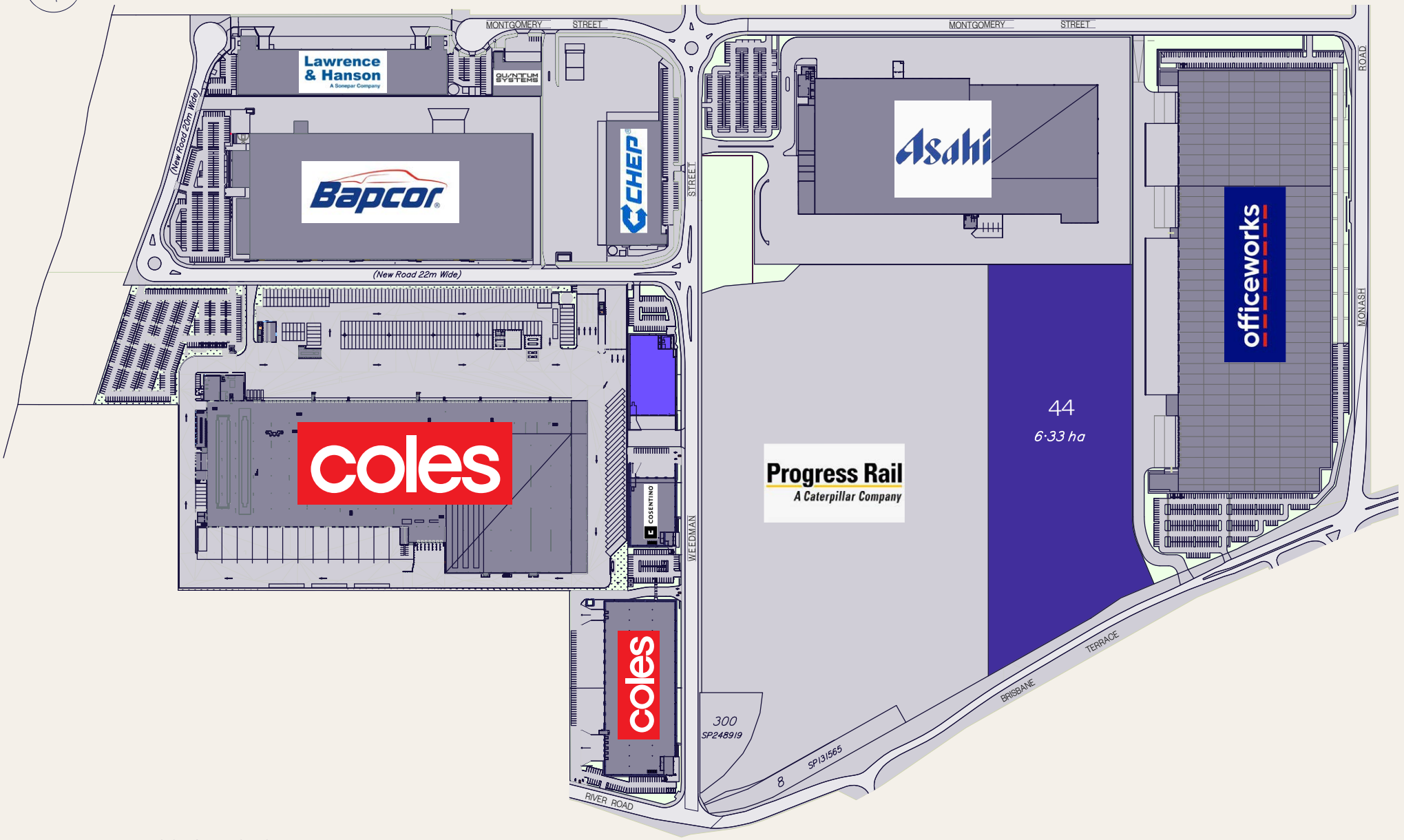
AMENITY AND SERVICES

Click on interactive links for more information on nearby services



MASTERPLAN NORTH SECTION

MASTERPLAN SOUTH SECTION

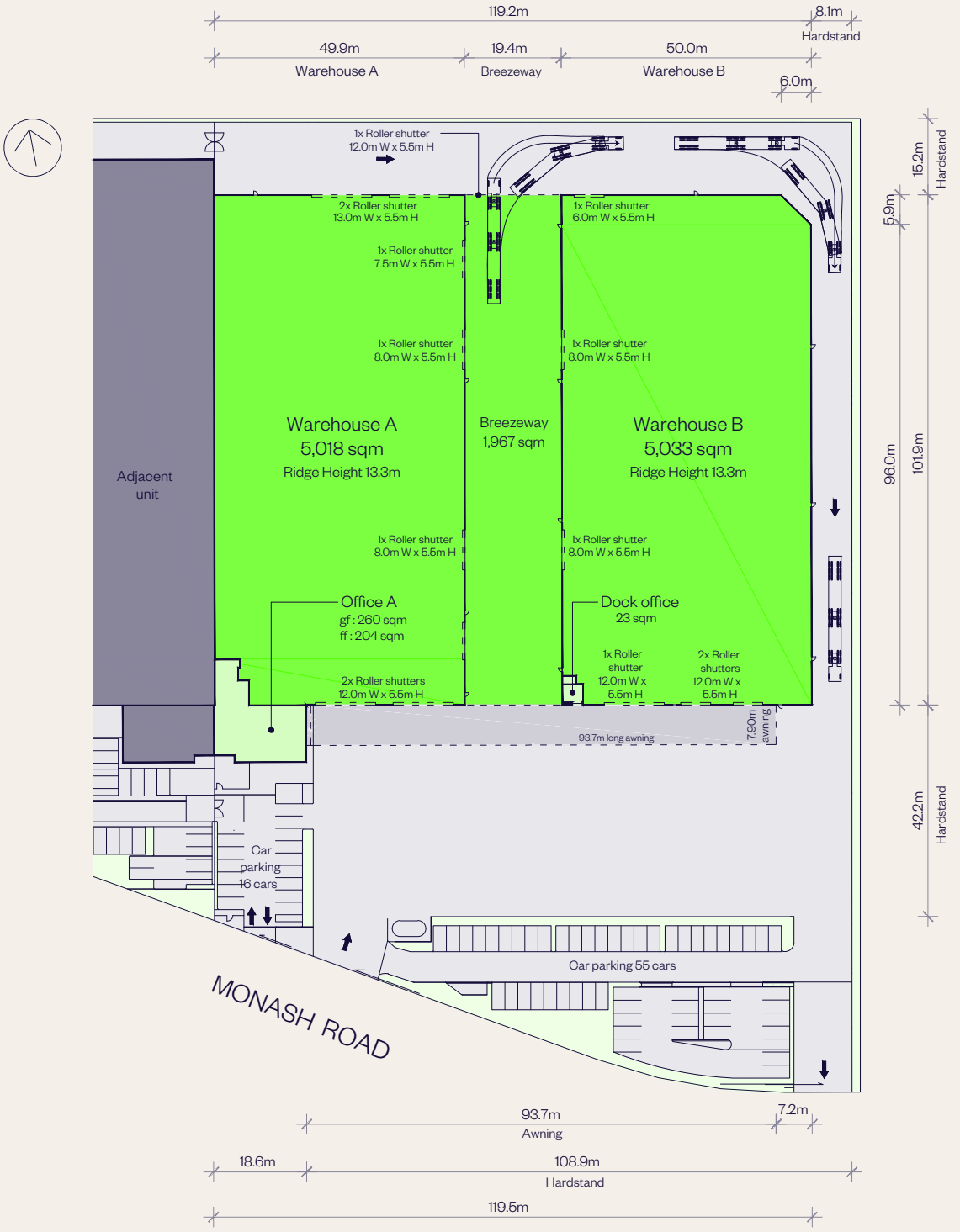


AVAILABLE – UNDER CONSTRUCTION
PRE-LEASE OPPORTUNITY

SITE PLAN

51 Monash Road
Redbank Motorway Estate

AREA SCHEDULE	SQM
Ground floor	
Warehouse A	5,018
Warehouse B	5,033
Office A and amenities	260
Breezeway	1,967
Dock office and amenities	23
First floor	
Office A and amenities	204
Total building area	**12,505**
Car parking spaces	71



FOR LEASE

LOAD SCHEDULE

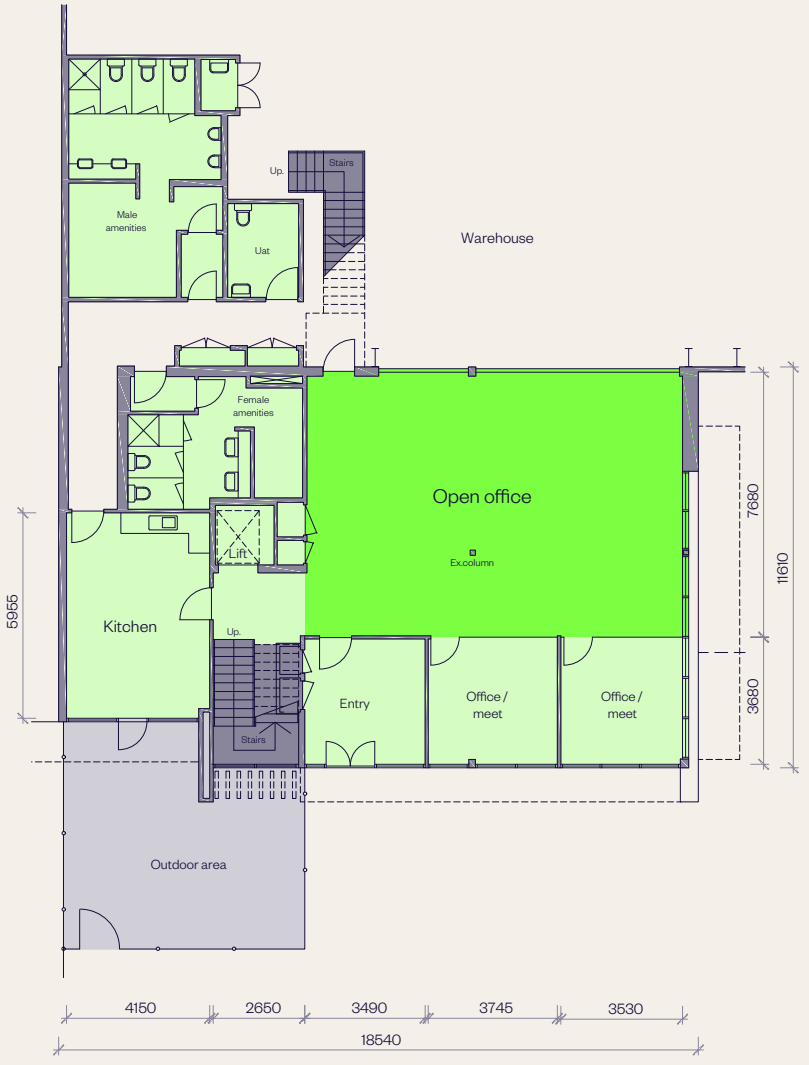
51 Monash Road
Redbank Motorway Estate

ITEM	SPECIFICATION
Warehouse A	
Pavement type	Conventional, post-tensioned or fibre-reinforced
Uniform distributed load rating	40kPA
Front axle load rating	25 tonne
Forklift rating	12 tonne
Point load rating	6 tonne
MHE permitted wheel types	Solid rubber, pneumatic cushioned, polyurethane
MHE minimum wheel diameter	80 millimetres
Warehouse B	
Pavement type	Conventional, post-tensioned or fibre-reinforced
Uniform distributed load rating	40kPA
Front axle load rating	10 tonne
Forklift rating	4.5 tonne
Point load rating	6 tonne
MHE permitted wheel types	Solid rubber, pneumatic cushioned, polyurethane
MHE minimum wheel diameter	80 millimetres
Breezeway	
Pavement type	Conventional, post-tensioned or fibre-reinforced
Uniform distributed load rating	40kPA
Front axle load rating	25 tonne
Forklift rating	12 tonne
Point load rating	6 tonne
MHE permitted wheel types	Solid rubber, pneumatic cushioned, polyurethane
MHE minimum wheel diameter	80 millimetres
Hardstand	
Pavement type	Conventional, post-tensioned or fibre-reinforced
Uniform distributed load rating	40kPA
Front axle load rating	31.6 tonne
Forklift rating	16 tonne
Point load requirement	Single stacked, loaded, 32 tonne shipping containers
Plant and vehicle requirements	Unlimited repetitions of B-double vehicles, class T44 vehicles, heavy-duty forklifts and container handlers with live axle loads not exceeding 31.6 tonnes

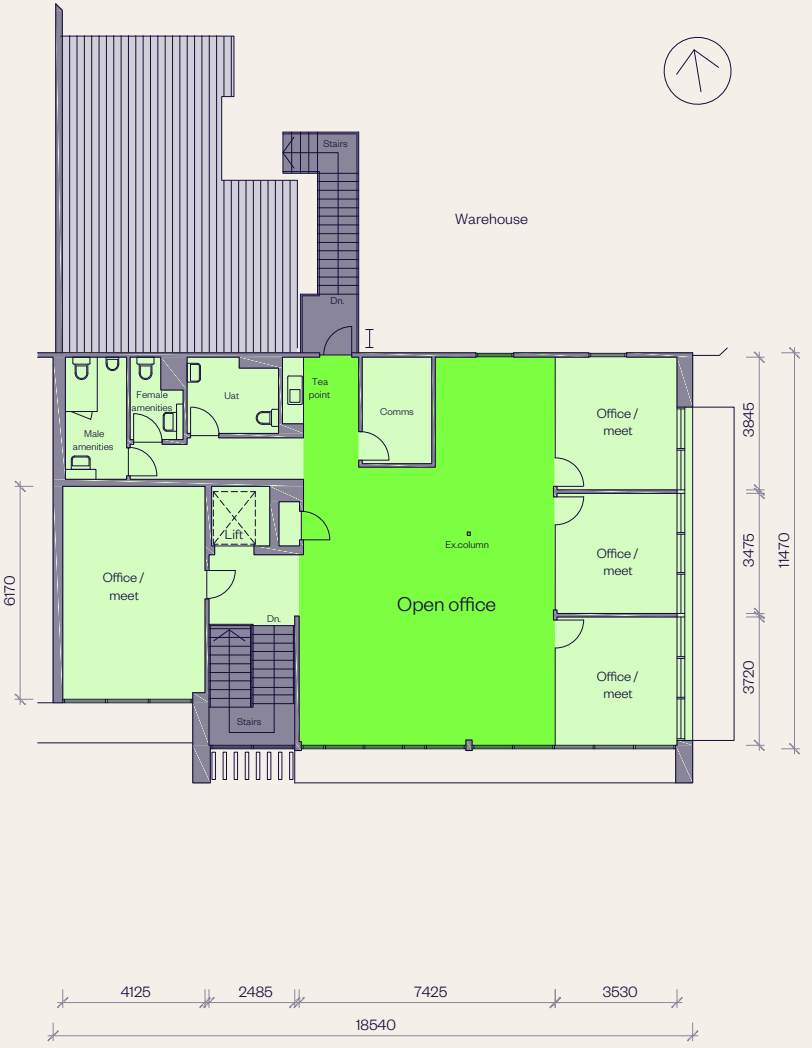
EXISTING OFFICE PLAN

51 Monash Road
Redbank Motorway Estate

AREA SCHEDULE	SQM
Ground floor	
Office and amenities	260
Dock office and amenities	23
First floor	
Office and amenities	204
Total area	**487**
Outdoor area	42



Ground floor



First floor

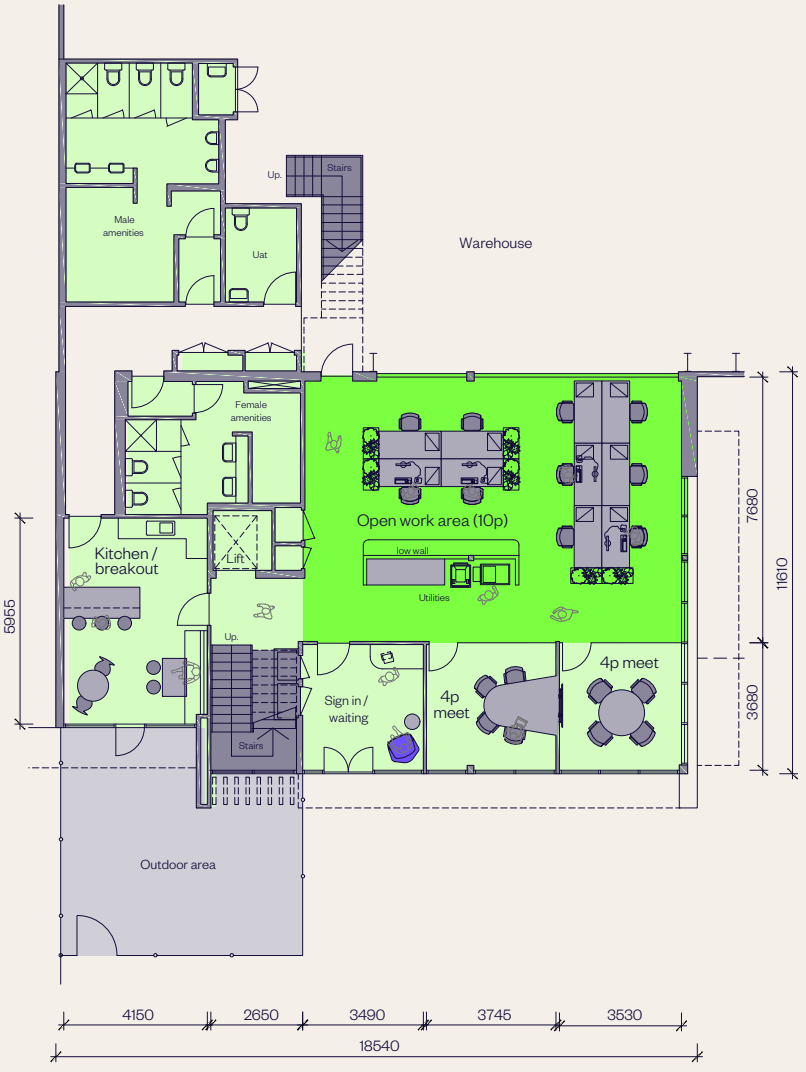
FOR LEASE

INDICATIVE LOW DENSITY FITOUT PLAN

Option 1, 51 Monash Road
Redbank Motorway Estate

AREA SCHEDULE	SQM
Ground floor	
Office and amenities	260
First floor	
Office and amenities	204
Total area	**464**
Outdoor area	42

WORKSTATIONS	QTY
Ground floor	10
First floor	8
Total workstations	**18**



Ground floor

First floor

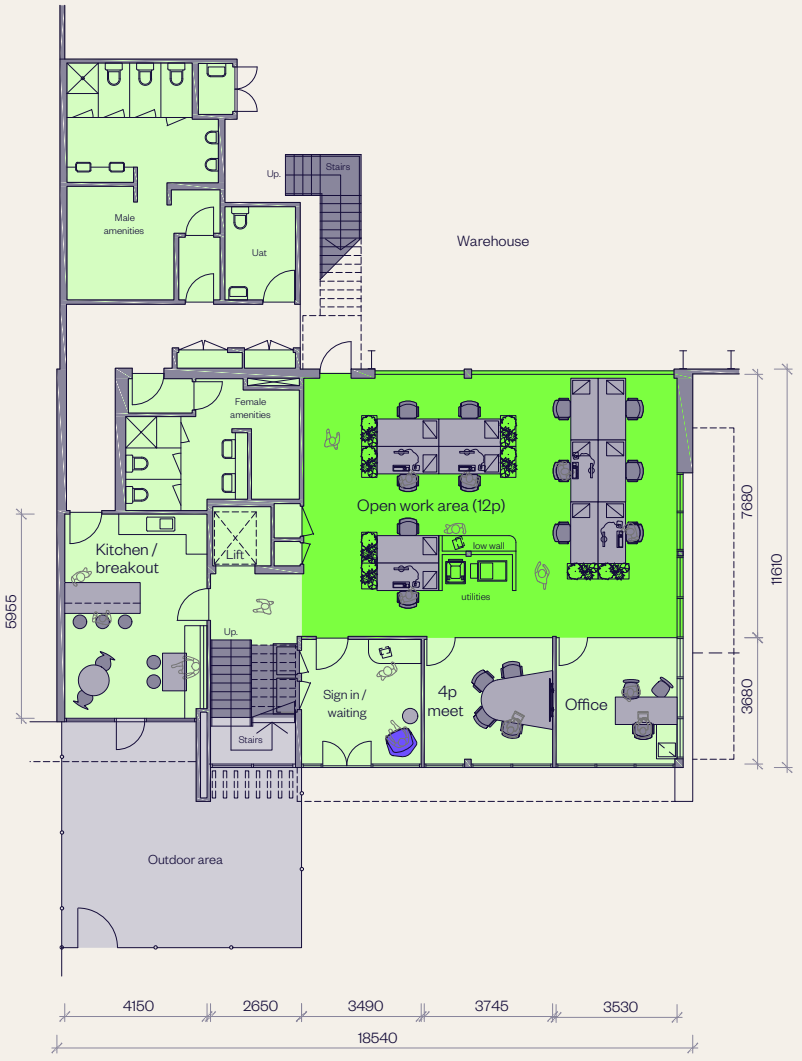
FOR LEASE

INDICATIVE HIGH DENSITY FITOUT PLAN

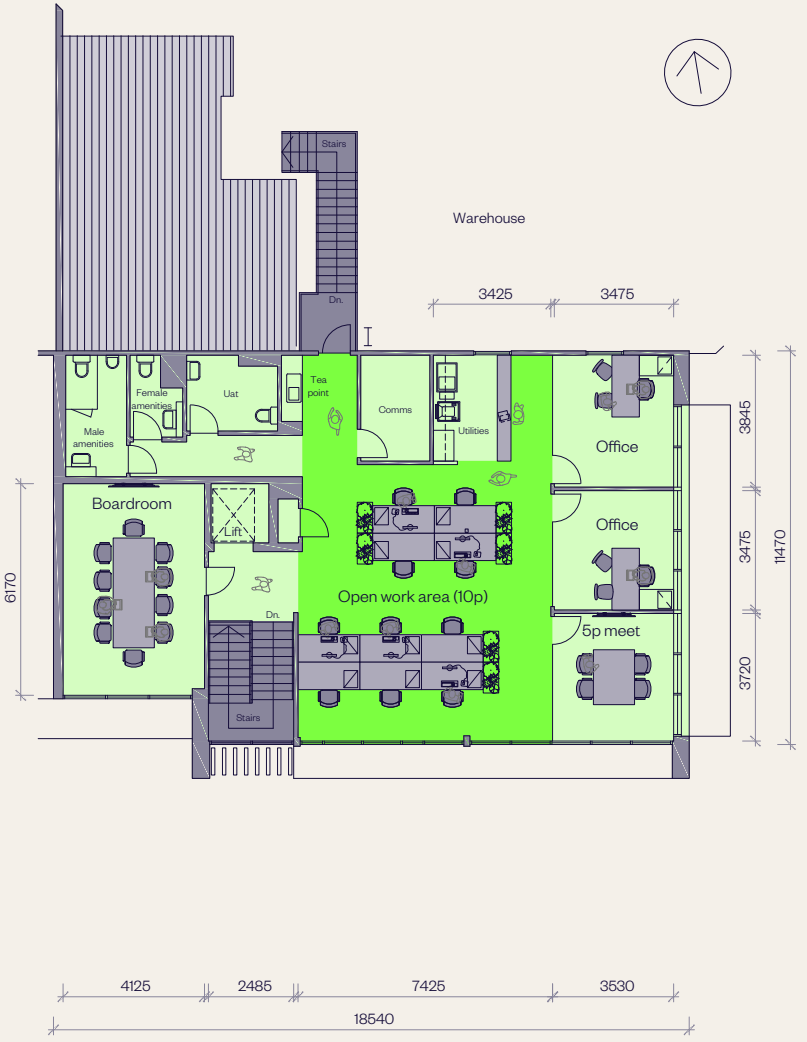
Option 1, 51 Monash Road
Redbank Motorway Estate

AREA SCHEDULE	SQM
Ground floor	
Office and amenities	260
First floor	
Office and amenities	204
Total area	**464**
Outdoor area	42

WORKSTATIONS	QTY
Ground floor	12
First floor	10
Total workstations	**22**



Ground floor



First floor

FOR LEASE

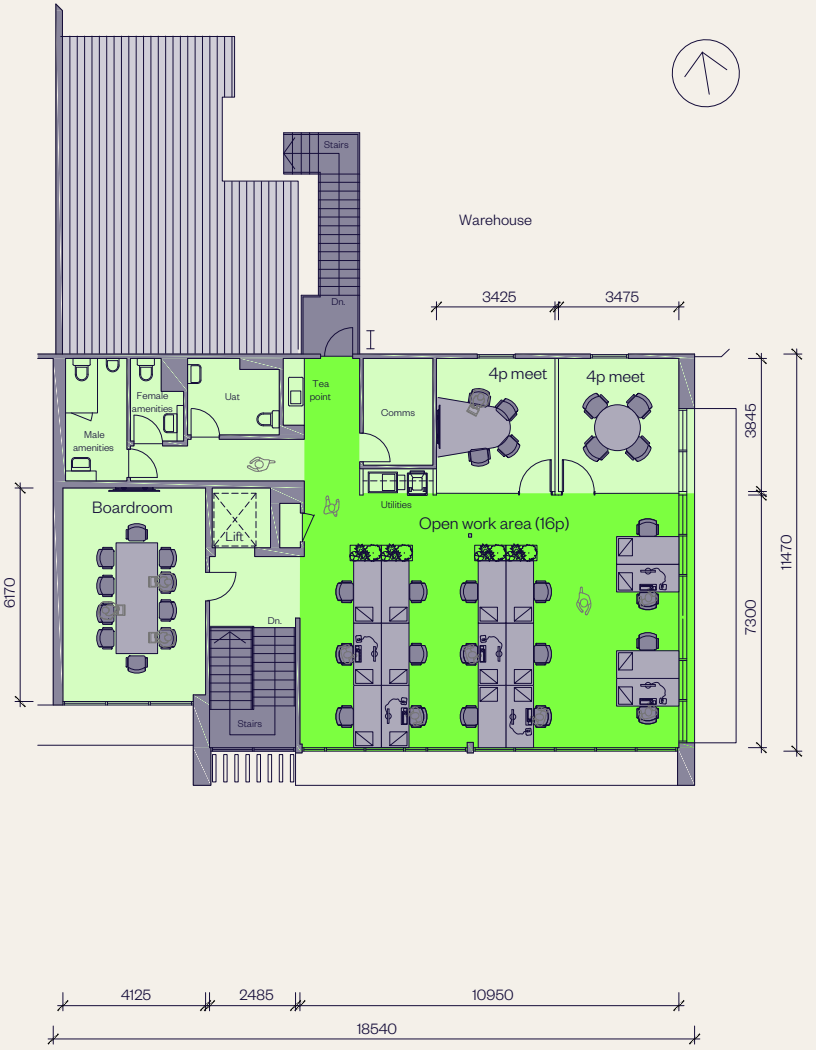
INDICATIVE LOW DENSITY FITOUT PLAN

Option 2, 51 Monash Road
Redbank Motorway Estate

AREA SCHEDULE	SQM
Ground floor	
Office and amenities	260
First floor	
Office and amenities	204
Total area	**464**
Outdoor area	42

WORKSTATIONS	QTY
Ground floor	8
First floor	16
Total workstations	**24**

Ground floor



First floor

FOR LEASE

INDICATIVE HIGH DENSITY FITOUT PLAN

Option 2, 51 Monash Road
Redbank Motorway Estate

AREA SCHEDULE	SQM
Ground floor	
Office and amenities	260
First floor	
Office and amenities	204
Total area	**464**
Outdoor area	42

WORKSTATIONS	QTY
Ground floor	14
First floor	17
Total workstations	**31**

Ground floor

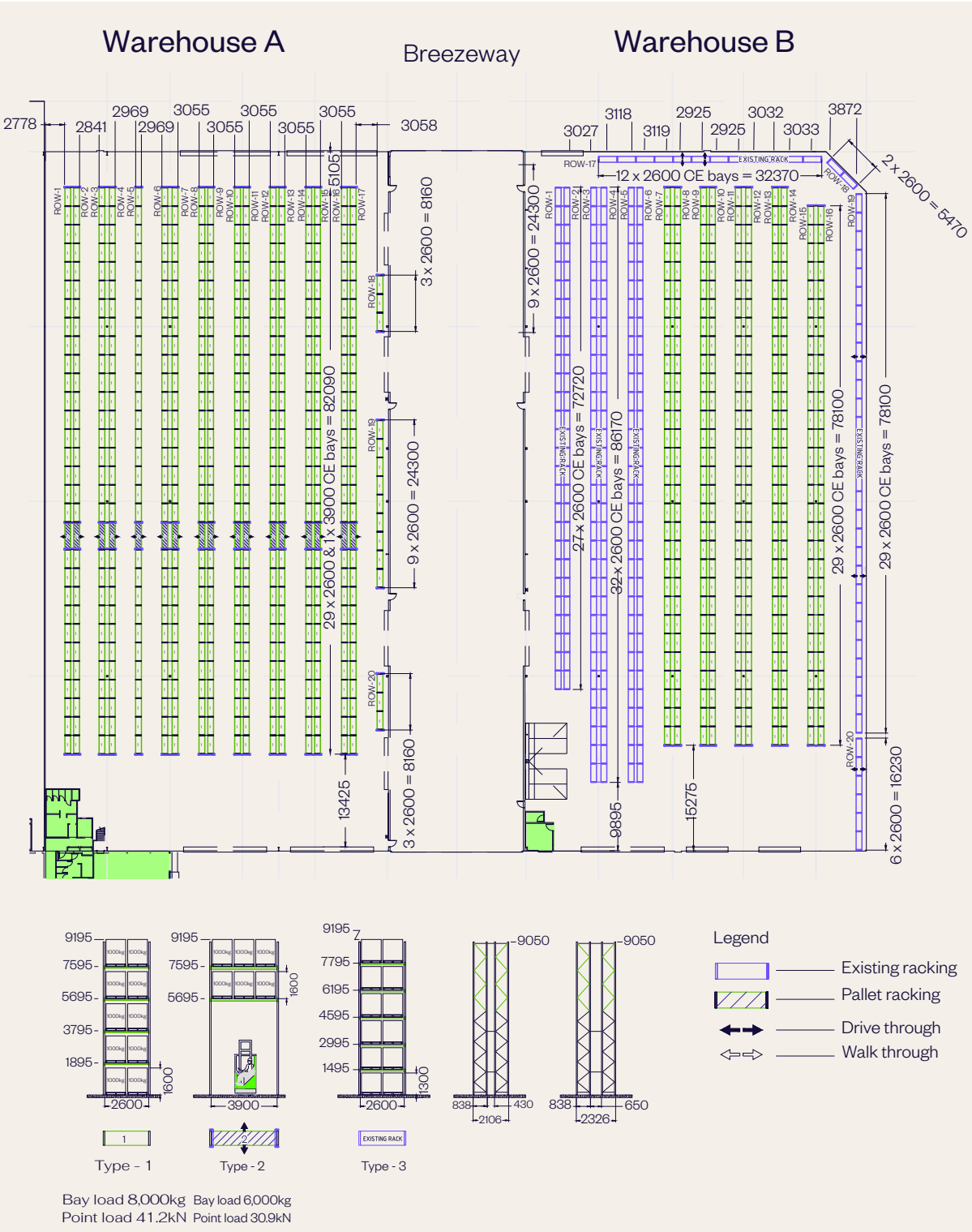
First floor

FOR LEASE

INDICATIVE RACKING PLAN

Option 1, 51 Monash Road
Redbank Motorway Estate

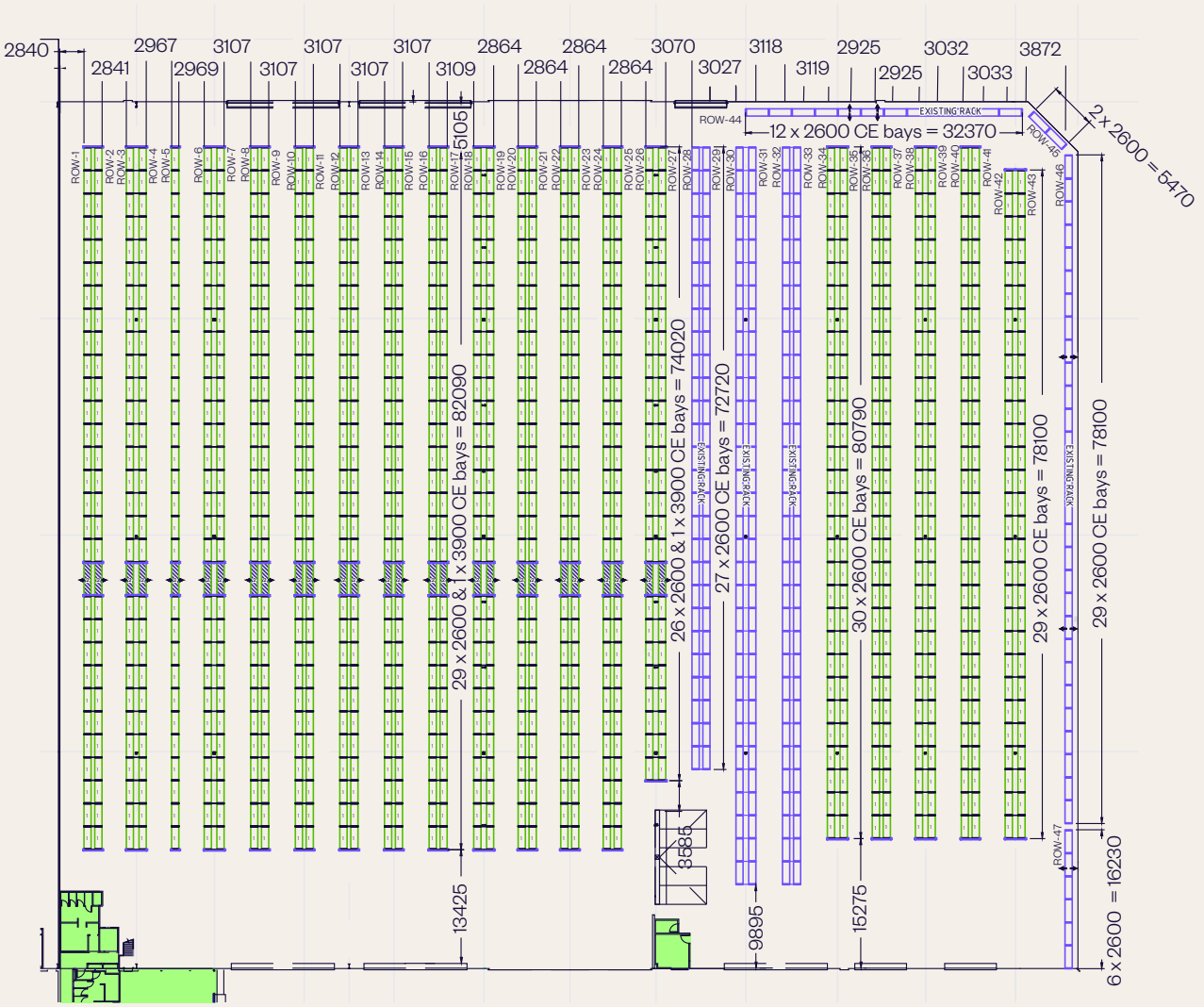
Warehouse A	5,452
Warehouse B	5,752
Total pallet spaces	**11,204**
Existing pallet spaces	2,596

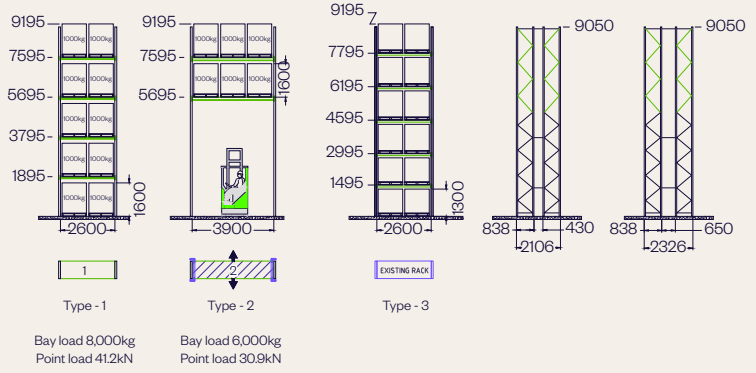


INDICATIVE RACKING PLAN

Option 2, 51 Monash Road
Redbank Motorway Estate

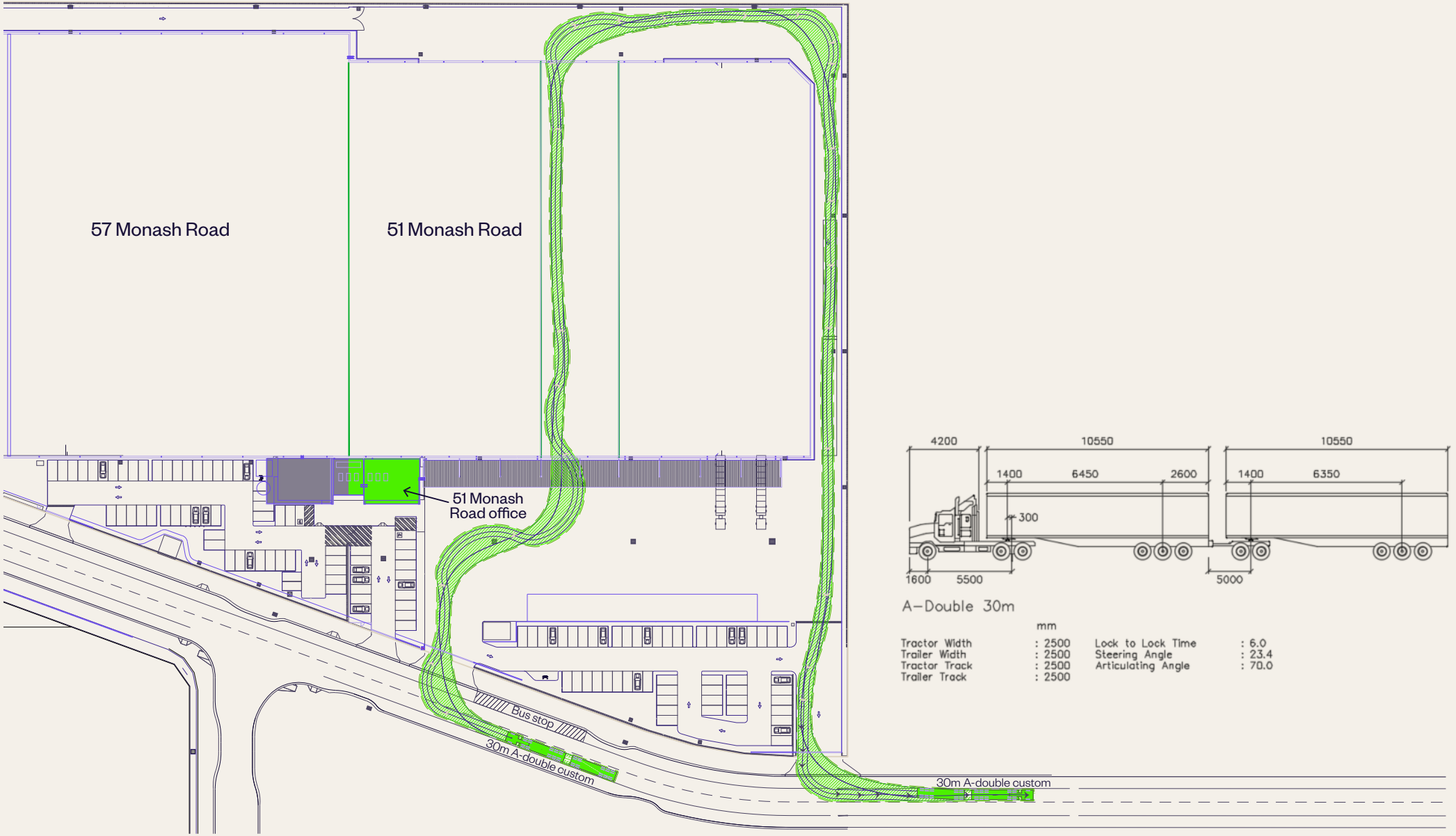
Warehouse A	5,032
Breezeway	2,900
Warehouse B	5,752
Total pallet spaces	**13,684**
Existing pallet spaces	2,596





A-DOUBLE SWEPT PATH

51 Monash Road
Redbank Motorway Estate



A–Double 30m

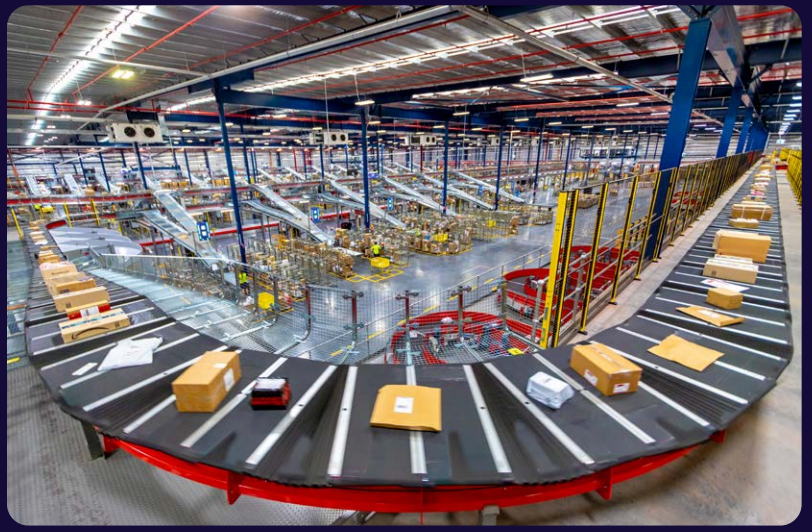
mm

Tractor Width	: 2500	Lock to Lock Time	: 6.0
Trailer Width	: 2500	Steering Angle	: 23.4
Tractor Track	: 2500	Articulating Angle	: 70.0
Trailer Track	: 2500		

REDBANK MOTORWAY ESTATE
PROVEN TRACK RECORD

AUSTRALIA POST

+ Largest parcel facility and delivery centre for Australia Post in Australia, capable of sorting 700,000 parcels per day
+ Build time: 11 months.



49,260 SQM

REDBANK MOTORWAY ESTATE
PROVEN TRACK RECORD

COLES

+ Air-conditioned warehouse up to 36m high to accommodate Coles's 30m high Automated Storage and Retrieval System
+ Dedicated dangerous goods storage
+ 8MVA dedicated power supply with dual feeds
+ 3.5MW rooftop solar PV system
+ 180,000 litres of rainwater collection with UV filtration system for amenity and irrigation
+ Dual fire rated communications rooms with gas fire suppression system.

VIEW CASE STUDY →

66,067 SQM

BAPCOR

+ 1.8MW solar array system
+ 14.6m ridge height
+ 26m wide awning.

VIEW CASE STUDY →

44,473 SQM

REDBANK MOTORWAY ESTATE
PROVEN TRACK RECORD

CHEP

+ 8,220 sqm
+ 450kw solar array
+ 4 EV charging points
+ 26,147 sqm hardstand capable to store 150,000 pallets
+ Targeting carbon neutral certification
+ Fully automated pallet repair centre.

DB SCHENKER

+ 46,995 sqm
+ Tapa security standard compliant facility
+ Back up power generator
+ Flexible inter-tenancy wall to provide for future growth.

FEDEX

+ 27,866 sqm
+ Fully automated sortation system integrated with base building
+ Maintenance, truck wash and refuelling facilities on-site
+ Customer collections facility
+ Permanent back up generator.

REDBANK MOTORWAY ESTATE
PROVEN TRACK RECORD

LAWRENCE & HANSON

+ 11,794 sqm
+ 300kw solar array
+ 8 EV charging points
+ Targeting carbon neutral certification.

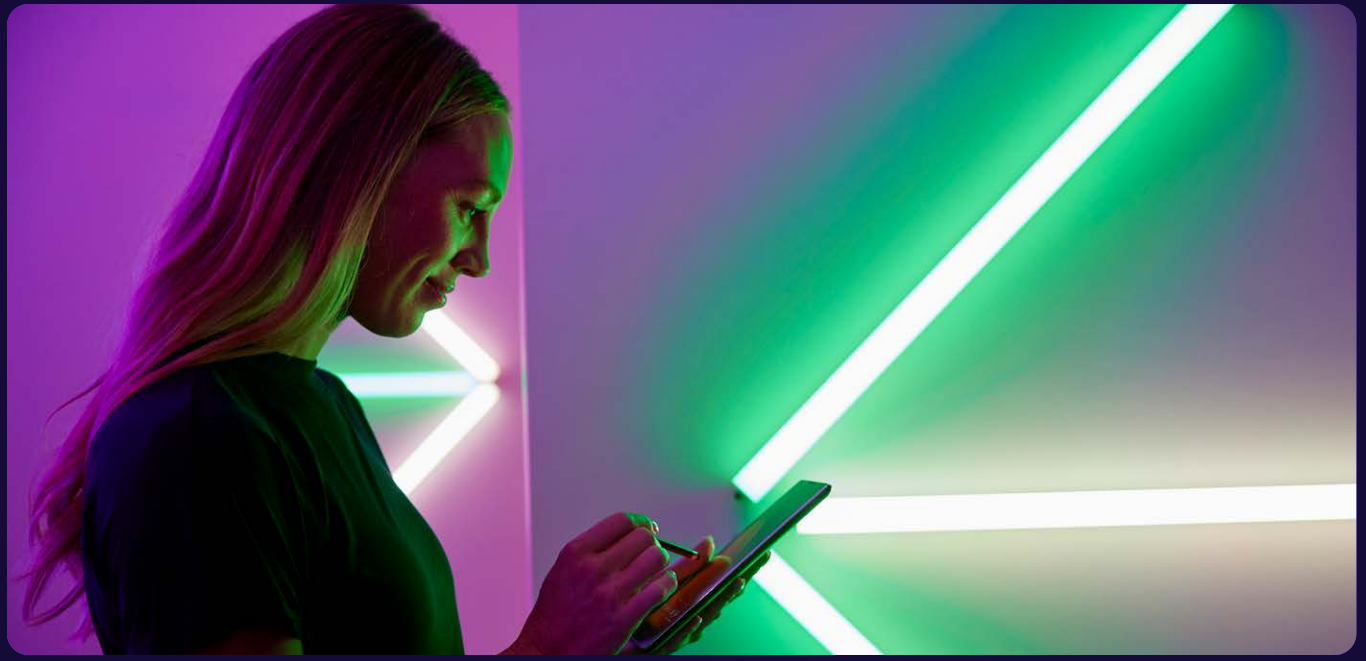
QUANTUM SYSTEMS

+ 2,118 sqm
+ 50kw solar array
+ Exposed ground floor ceilings and feature lighting
+ 4 EV charging points
+ Targeting carbon neutral certification.

L'ORÉAL

+ 14,533 sqm
+ Dedicated 365kw solar array system
+ Targeting a 4 Star Green Star Equivalent rating
+ Dangerous Goods Storage.

ABOUT GOODMAN



We own, develop and manage high-quality, sustainable properties globally that are close to consumers and provide essential infrastructure for the digital economy.

In Australia, Goodman is the largest industrial property developer. From concept to delivery, we work side-by-side with our customers to design and develop facilities that meet specific needs and expectations.

LEARN MORE

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