

PINNACLE

OFFICE PARK

2 & 4 DRAKE AVENUE, MACQUARIE PARK

PINNACLE OFFICE PARK

A TRULY UNIQUE OFFERING



Pinnacle Office Park is a freehold Grade A commercial development offering a net lettable area of approximately 35,132 sqm. The property is strategically situated in Macquarie Park, a key metropolitan office market in Sydney, and is easily accessible via public transportation from the nearby Macquarie Park metro station and a major bus interchange.

The campus offers exceptional on-site amenities. In addition, it is well-connected to major arterial roads providing direct links to the Sydney CBD.

Pinnacle Office Park is certified with a 4.5-star NABERS Energy rating and achieved Carbon Neutral certification with the Australian Government programme, Climate Active.



2 & 4 DRAKE AVENUE

MACQUARIE PARK

PINNACLE OFFICE PARK

AT A GLANCE



Up to 7,000 sqm available for lease



5,800 sqm of contiguous space available



2,011 sqm typical floor NLA



Fitted suites available from 274 sqm



3 minutes walk to Macquarie Park Metro Station



Abundant basement and on-grade parking available



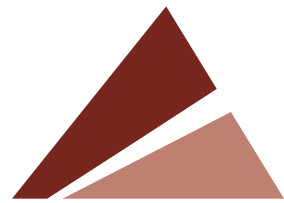
Sky signage and naming rights available



Direct access to Epping and Lane Cove roads



On-site gym, cafe, end-of-trip facilities, and childcare



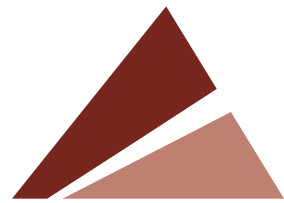
PINNACLE OFFICE PARK

A WELCOMING SENSE OF ARRIVAL

Leading Australian architecture and design practice Gray Puksand have created a brand new lobby with a range of future focused spaces that are both beautiful and efficient.

The proposed ground floor lobby upgrade will create a welcoming sense of arrival with a contemporary design that blends comfort and sophistication. Featuring a business lounge, bookable meeting rooms, and a vibrant café amenity, the ground floor arrival sets the tone for a productive and engaging workday.





PINNACLE OFFICE PARK

WELCOME TO A NEXT GENERATION WORKPLACE

Designed to encourage a nurturing and connected workplace, the natural theme continues throughout the building with abundant natural light creating a warm and welcoming environment.

The design employs an inspired mix of natural materials including exposed stone and timber juxtaposed with lush greenery — everything a progressive company needs to foster exceptional culture and performance.





2 & 4 DRAKE AVENUE

MACQUARIE PARK

WELCOME TO MACQUARIE PARK

AUSTRALIA'S INNOVATION & LIFE SCIENCES DISTRICT

A vibrant business, education and innovation centre, Macquarie Park is a precinct that benefits from ongoing infrastructure investment and seamless transport connectivity.

The precinct's strong reputation as an innovative commercial and Lifescience Hub attracting global businesses.



Ranked Top 3
Business
Districts in NSW



Home to
72,000
employees



Sydney's
greenest CBD
on the doorstep
of Lane Cove
National park



10,000 homes
planned over the
next 20 years



CHATSWOOD

ST LEONARDS

NORTH SYDNEY

SYDNEY CBD

SYDNEY INTERNATIONAL
AIRPORT

NEW METRO LINE



METRO TRAVEL TIMES

TRAVEL SOUTH

7 MINS → CHATSWOOD
15 MINS → NORTH SYDNEY
16 MINS → BARANGAROO

TRAVEL NORTH/NORTH-WEST

6 MINS → EPPING
10 MINS → CHERRYBROOK
14 MINS → CASTLE HILL
24 MINS → KELLYVILLE
29 MINS → TALLAWONG

MACQUARIE CENTRE



MACQUARIE PARK
METRO STATION

PINNACLE
OFFICE PARK

3 MIN WALK
TO METRO

M2 MOTORWAY

EPPING RD



MACQUARIE
BUS INTERCHANGE



MACQUARIE UNI
METRO STATION

2 & 4 DRAKE AVENUE

MACQUARIE PARK



Raytheon Technologies

Abbott

SONORI

NSW Transport for NSW

Canon

TOSHIBA

Mitcash

M2 MOTORWAY

ERICSSON

GWF / George Weston Foods Limited

HYUNDAI

foxtel

PHILIPS

Johnson & Johnson

TALAVERA RD

FUJIFILM

arrotex

HARTMANN

ARISTOCRAT

KIA

Laverty PATHOLOGY

ALSTOM

Anglicare

ECOLAB
PROTECTING WHAT'S VITAL

EPPING RD

WATERLOO RD

SONIC CLINICAL TRIALS

SEIKO

KONICA MINOLTA

PINNACLE
OFFICE PARK

OPTUS

smith&nephew

LANE COVER RD

2 & 4 DRAKE AVENUE

MACQUARIE PARK

MACQUARIE PARK

A FUTURE
FOCUSED
COMMUNITY

With widespread urban regeneration welcoming more residents, employees and students, Macquarie Park is a place where business, talent and ideas thrive.

Macquarie Park is home to a number of industry clusters including Medical & Pharmaceuticals, Telecommunications and Technology.

Accessing Macquarie Park couldn't be easier with a host of transport options including the Sydney Metro, Bus network and cycleways at your doorstep.



SYDNEY METRO

The Metro connects Macquarie Park to the city of Sydney in just 16 minutes.



BUSINESS HUB

10 of the worlds top 200 companies are based in Macquarie Park.



UNI HUB

Macquarie Park is home to one of Australia's top 10 universities – MQU.



LIFE SCIENCES

Macquarie Park is the No. 1 postcode for intellectual property registrations in Australia.



INCREASING POPULATION

Macquarie Park currently has a residential population of 28,000 including a student population of 45,000.



DINING PRECINCT

Discover an enticing selection of cafe's and restaurants, at Sydney's largest suburban shopping centre, Macquarie Centre.

PINNACLE OFFICE PARK

A CAMPUS ALIVE WITH AMENITY

Pinnacle Office Park is a modern three building commercial campus with a host of on-site amenity, located on the prominent corner of Lane Cove and Epping Roads.



**COMPLIMENTARY
GYMNASIUM**

Looking for an early morning or lunchtime workout? The well equipped free gym offers state of the art equipment.



360 EARLY EDUCATION

A family owned and operated Child Care centre rated in the top 5% of Private Long Day Care Providers.



**OUTDOOR ACTIVITY AND
AMENITY**

Enjoy ping pong tables, walking track and weekly High Intensity Training classes.



PREMIUM END OF TRIP

New end of trip facilities featuring showers, lockers, change rooms and secure bike storage.



LA MIRA CAFE & DINING

Having undergone an extensive refurbishment, La Mira features both indoor and outdoor dining.



THIRD SPACE

The Third Space will offer both informal areas and bookable meeting rooms that provide an alternate space for tenants.

PINNACLE OFFICE PARK

LA MIRA CAFE & DINING

2 & 4 DRAKE AVENUE

MACQUARIE PARK

PINNACLE OFFICE PARK

BOOKABLE MULTIPURPOSE ROOM

PINNACLE OFFICE PARK

END OF TRIP



2 & 4 DRAKE AVENUE - AVAILABLE FOR LEASE

2 DRAKE AVENUE

LEVEL 7
LEVEL 6
LEVEL 5
LEVEL 4
LEVEL 3 2011.2 m ²
LEVEL 2 2011.2 m ²
LEVEL 1 1802.2 m ²
GROUND FLOOR/LOBBY

4 DRAKE AVENUE

LEVEL 6			
LEVEL 5			
LEVEL 4			
LEVEL 3	221.7 m ²	275.4 m ²	274.1 m ²
LEVEL 2		280.8 m ²	
LEVEL 1			
GROUND FLOOR/LOBBY			



2 DRAKE AVENUE

FLOORPLAN

LEVEL 1

1790m² approx

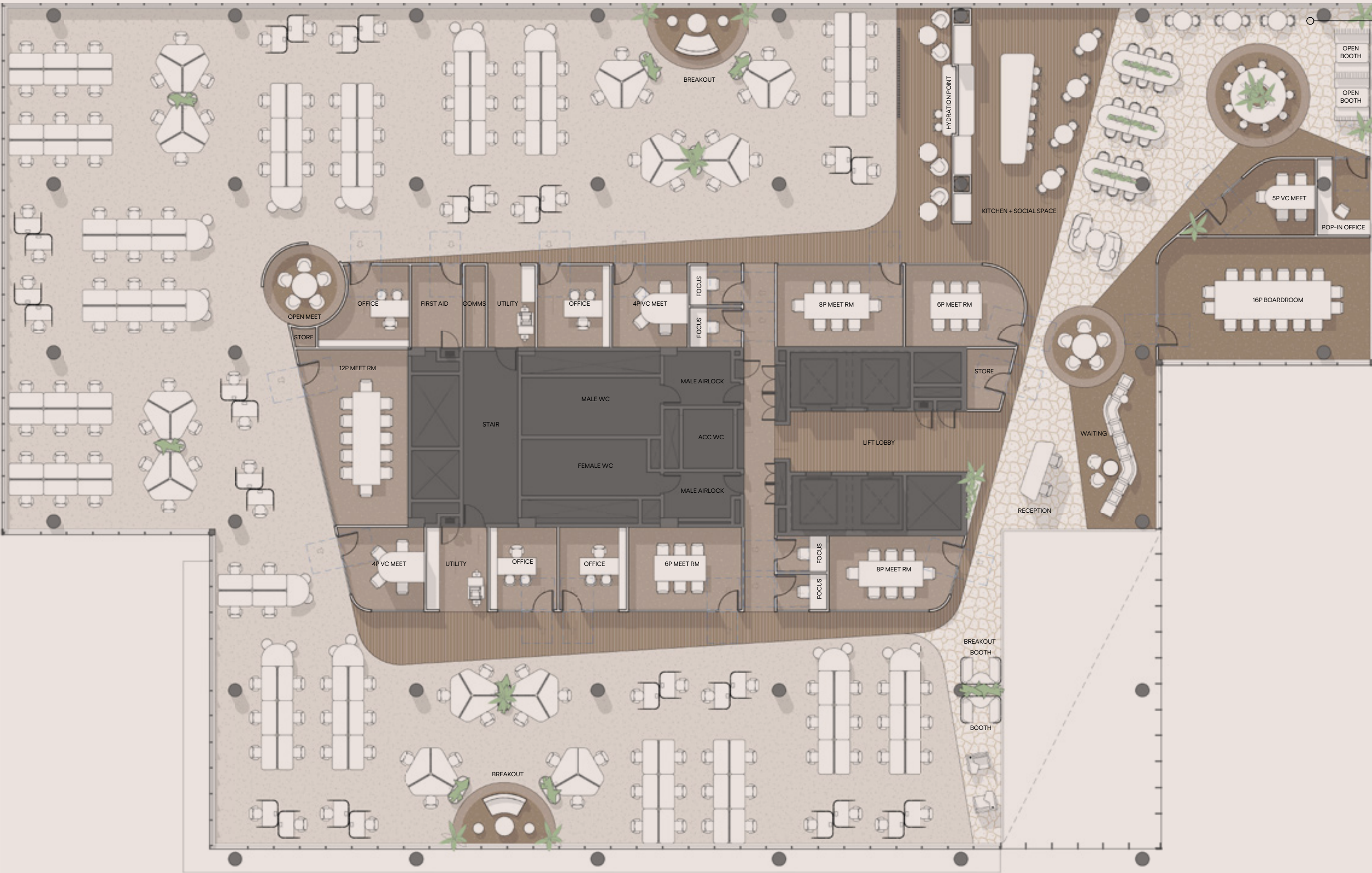
Total workpoints: 178

FRONT OF HOUSE

Reception	1
Waiting	1
Kitchen + Social Space	1
Business Lounge	1
16p Boardroom	1
6p Meeting Room	1
5p Vc Meeting Room	1
Pop-In Office	1

BACK OF HOUSE

12p Meeting Room	1
8p Meeting Room	2
6p Meeting Room	1
4p Vc Meeting Room	2
Focus Room	4
Office	4
Open Meeting	1
Break Out	2
Hydration Point	1
Utility	2
Comms	1
First Aid Room	1



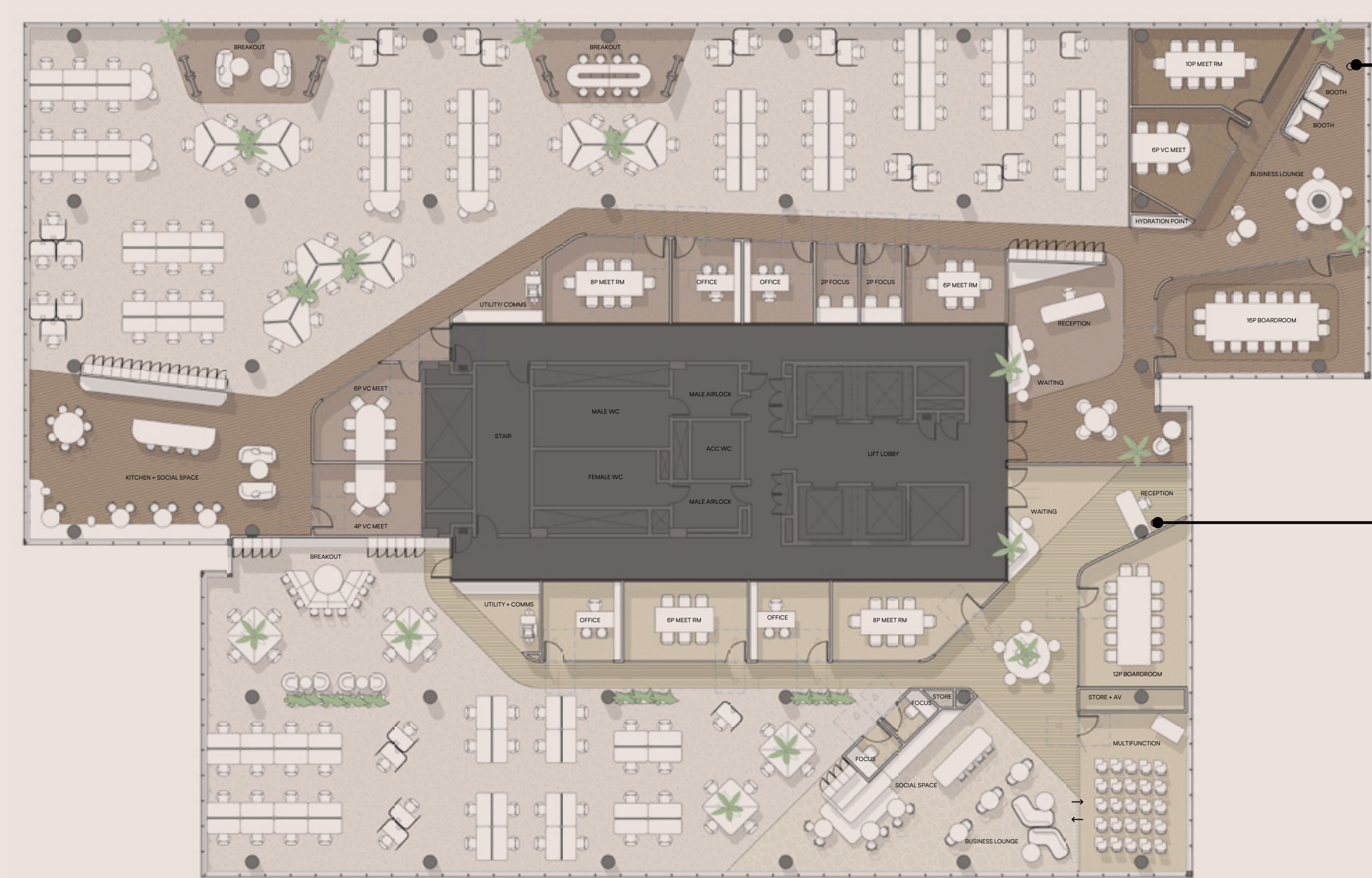
Note: Example fitout plan



2 DRAKE AVENUE

FLOORPLAN

LEVEL 3: 2 TENANCIES



One: 1140m² approx
Total Workpoints: 109

FRONT OF HOUSE

Reception	1
Waiting	3
Business Lounge	1
Hyration Point	1
16p Boardroom	1
10p Meeting Room	1
6p VC Meeting Room	1

BACK OF HOUSE

8p Meeting Room	1
6p Meeting Room	1
6p VC Meeting Room	1
4p VC Meeting Rm	1
2p Focus Room	2
Office	2
Breakout	2
Kitchen + Social Space	1
Utility + Comms	2

Two: 702m² approx
Total Workpoints: 64

FRONT OF HOUSE

Reception	1
Waiting	1
Business Lounge	1
Social Space	1
12p Boardroom	1
25p Training Room	1
8p Meeting Room	1

BACK OF HOUSE

6p Meeting Room	1
Focus Room	2
Office	2
Breakout	1
Utility + Comms	1

Note: Example subdivision and fitout plan



2 DRAKE AVENUE

FLOORPLAN

LEVEL 3: 4 TENANCIES

One: 509m² approx
Total Workpoints: 51

FRONT OF HOUSE

Reception + Waiting	1
Multifunction	2
6p Meeting Room	1

BACK OF HOUSE

5p VC Meeting Room	1
2p Focus Room	2
Office	2
Kitchen + Social Space	1
Utility	1
Comms	1

Three: 281m² approx
Total Workpoints: 27

FRONT OF HOUSE

Waiting	1
10p Boardroom (Openable)	1
4p Meeting Room	1

BACK OF HOUSE

5p Vc Meeting Room	1
Focus	2
Kitchen + Social Space	1
Utility + Comms	1

Two: 612m² approx
Total Workpoints: 58

FRONT OF HOUSE

Reception	1
Waiting	1
Multifunction	2
6p Meeting Room	1
6p Meeting Room	1

BACK OF HOUSE

5p VC Meeting Room	1
Office	2
Open Collab	1
Utility + Comms	1

Four: 412m² approx
Total Workpoints: 42

FRONT OF HOUSE

Waiting	1
10p Boardroom	1
6p Meeting Room	1
4p Meeting Room	

BACK OF HOUSE

Focus	2
Office	2
Kitchen + Social Space	1
Utility + Comms	1



Note: Example subdivision and fitout plan



4 DRAKE AVENUE

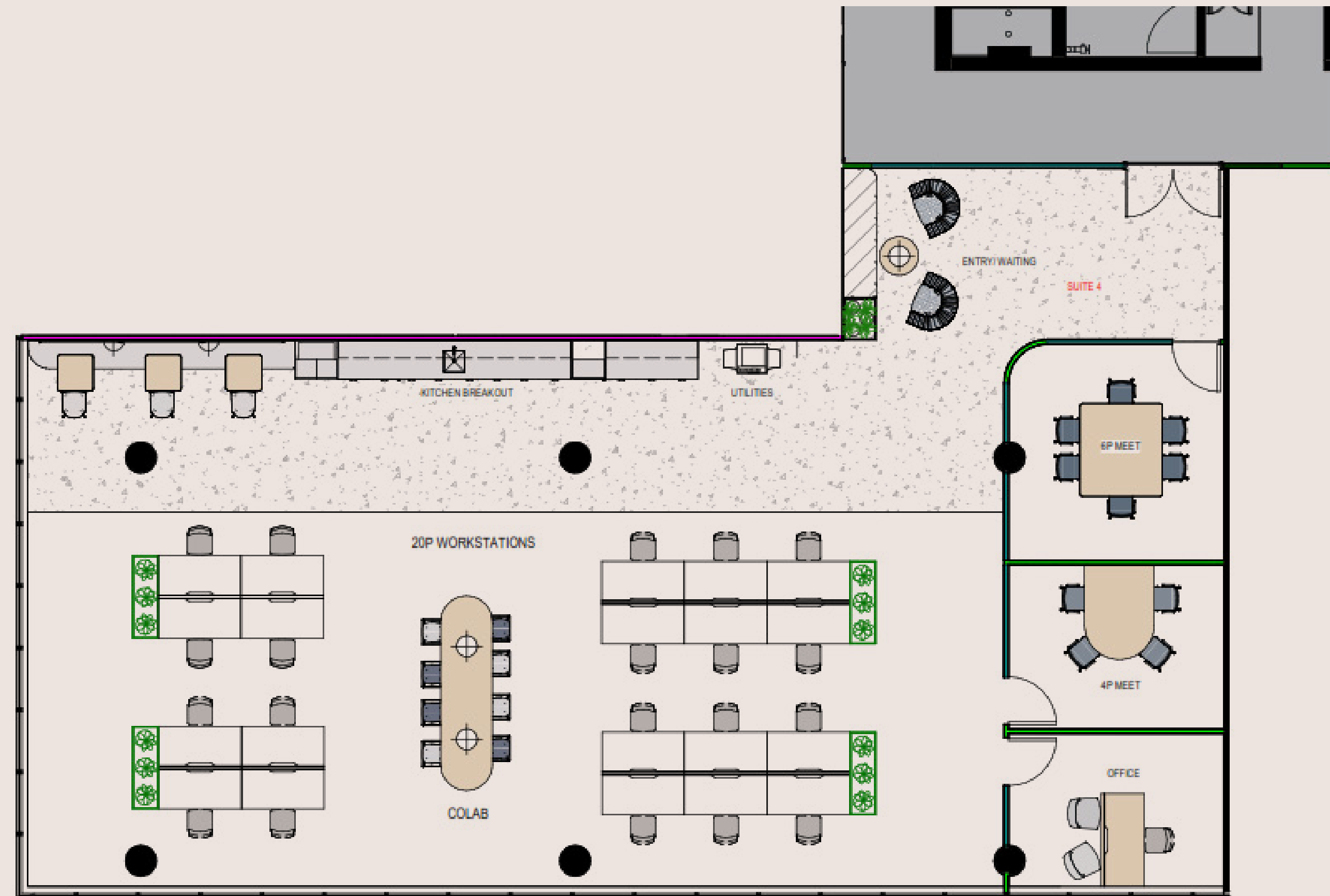
FLOORPLAN

LEVEL 3 - SUITE 4

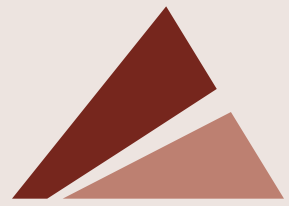
Two: 271m² approx

Total Workpoints: 20

ENTRY/ WAITING	1
MEETING ROOMS	2
OFFICE	1
WORKSTATIONS (1600x800)	20
OFFICE	1
KITCHEN / BREAKOUT	1
COMMS / UTILITIES	1
COLAB	1



Note: Example subdivision and fitout plan



4 DRAKE AVENUE

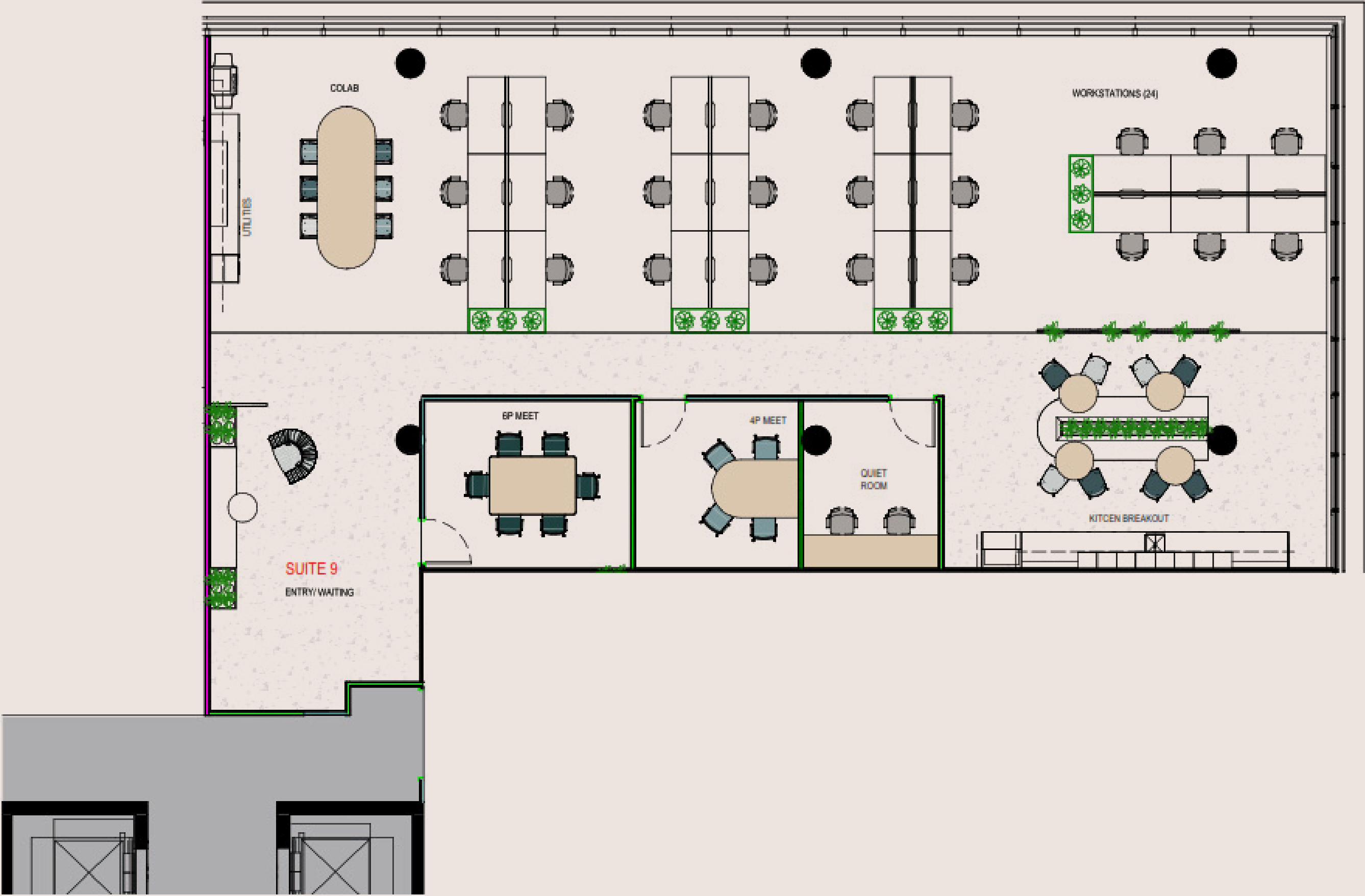
FLOORPLAN

LEVEL 3 - SUITE 9

Two: 269m² approx

Total Workpoints: 24

ENTRY/ WAITING	1
MEETING ROOMS	2
QUIET ROOMS	1
WORKSTATIONS (1600x800)	24
KITCHEN / BREAKOUT	1
COMMS / UTILITIES	1
COLAB	1





PINNACLE OFFICE PARK

2 & 4 DRAKE AVENUE, MACQUARIE PARK

Pinnacle Office Park proudly owned by Keppel REIT



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LEASING ENQUIRIES

The logo for GJS, consisting of the letters "GJS" in white bold sans-serif font on a blue rectangular background with a vertical light blue stripe on the right.

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