



GOOD IS EFFICIENT DESIGN

GREAT IS WHAT YOU DO FROM HERE

Redbank Motorway Estate
14 Weedman Street
Redbank, QLD

MAKING
SPACE
FOR
GREATNESS



CUSTOMERS WHO CALL REDBANK HOME



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.



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.



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 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 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.

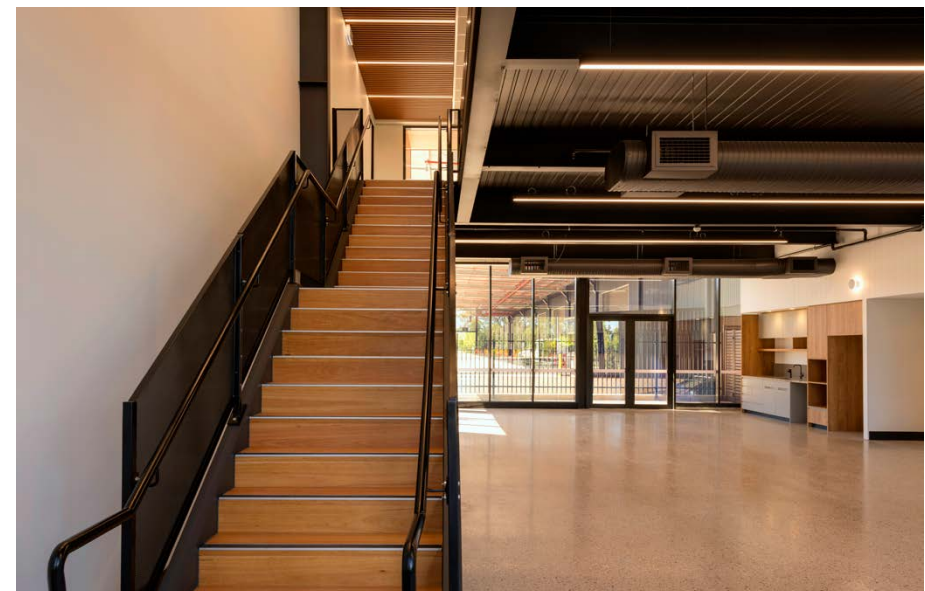


Coles has relocated to a 66,000 sqm state-of-the-art automated facility at Redbank Motorway Estate as part of their supply chain modernisation strategy.

OVERVIEW

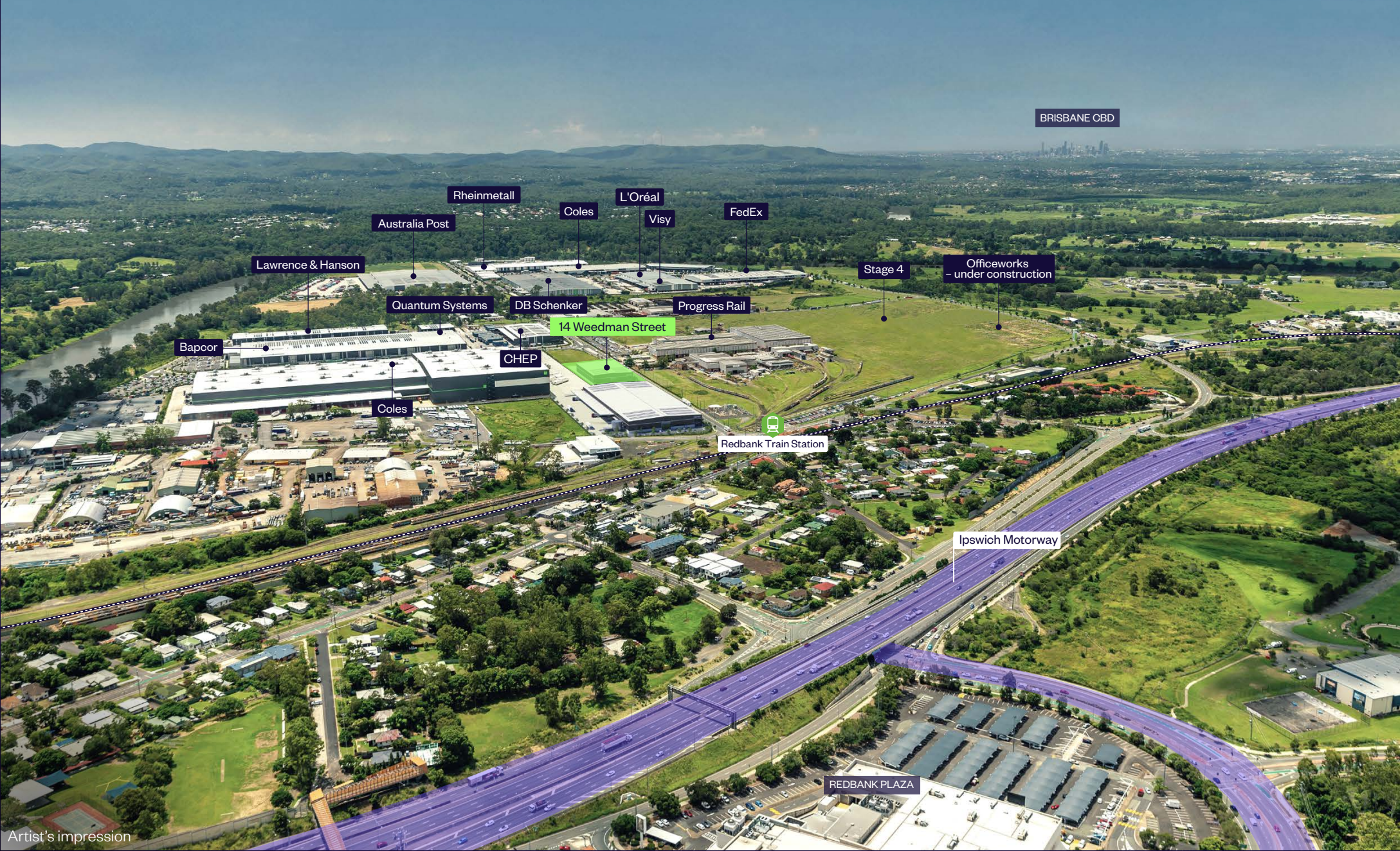


- + Unique opportunity to secure a bespoke 3,841 sqm, stand-alone warehouse and office
- + 32m wide, secure on-grade container rated hardstand
- + Four on-grade roller shutter doors with 15m wide cantilevered awning
- + Striking office area with contemporary facade
- + LED lighting throughout
- + 100kw rooftop solar system
- + Water reticulation for re-use in landscaping and amenities
- + Dedicated EV car parking stations
- + Targeting a 5 Star Green Star rating for design and construction.



PERSPECTIVE

Aerial view – 14 Weedman Street, Redbank Motorway Estate



Artist's impression

PERSPECTIVE

Aerial view – 14 Weedman Street, Redbank Motorway Estate



Artist's impression

PERSPECTIVE

Office view – 14 Weedman Street, Redbank Motorway Estate



Artist's impression

PERSPECTIVE

Office view – 14 Weedman Street, Redbank Motorway Estate

signage



Artist's impression

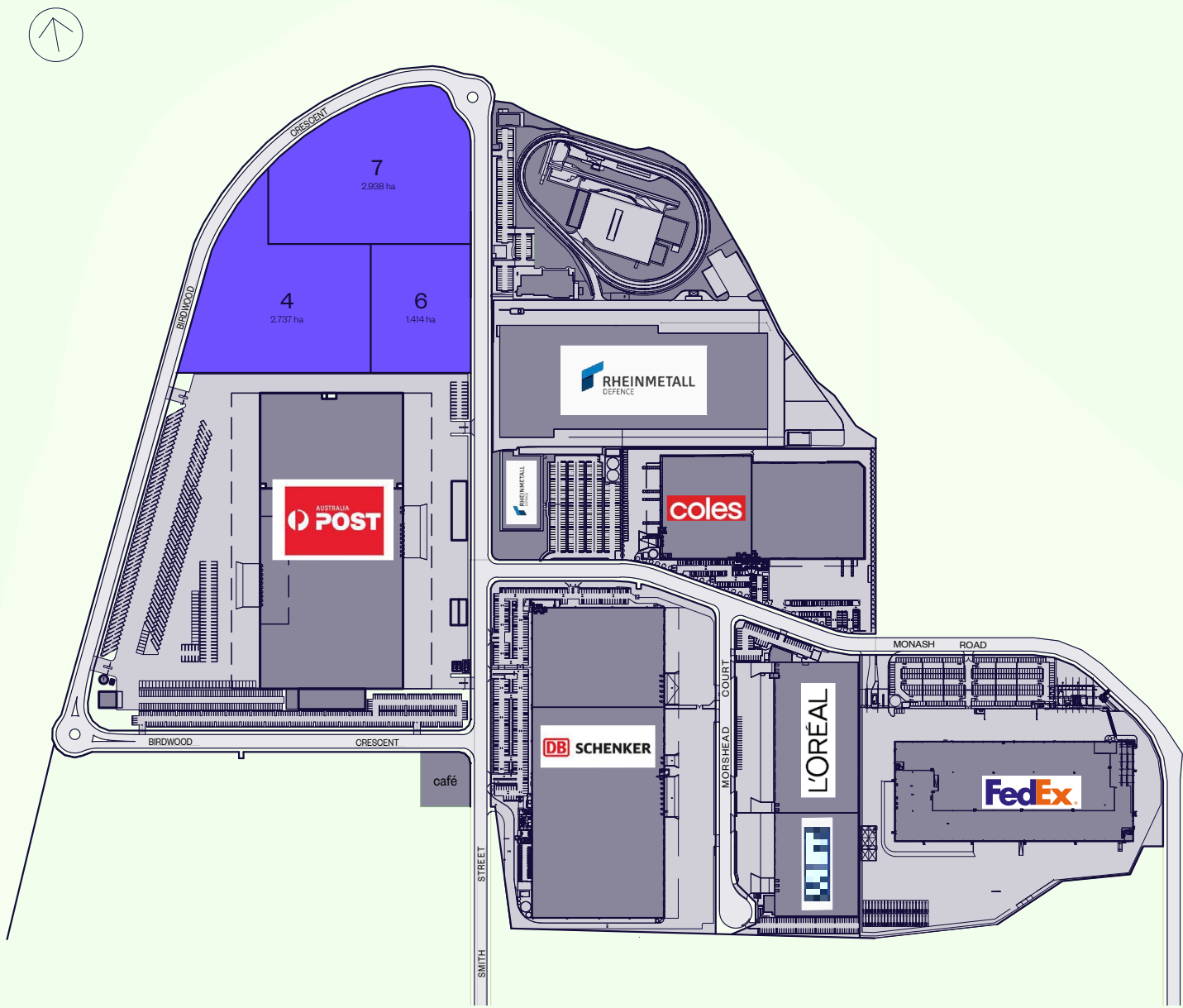
PERSPECTIVE

Hardstand view – 14 Weedman Street, Redbank Motorway Estate



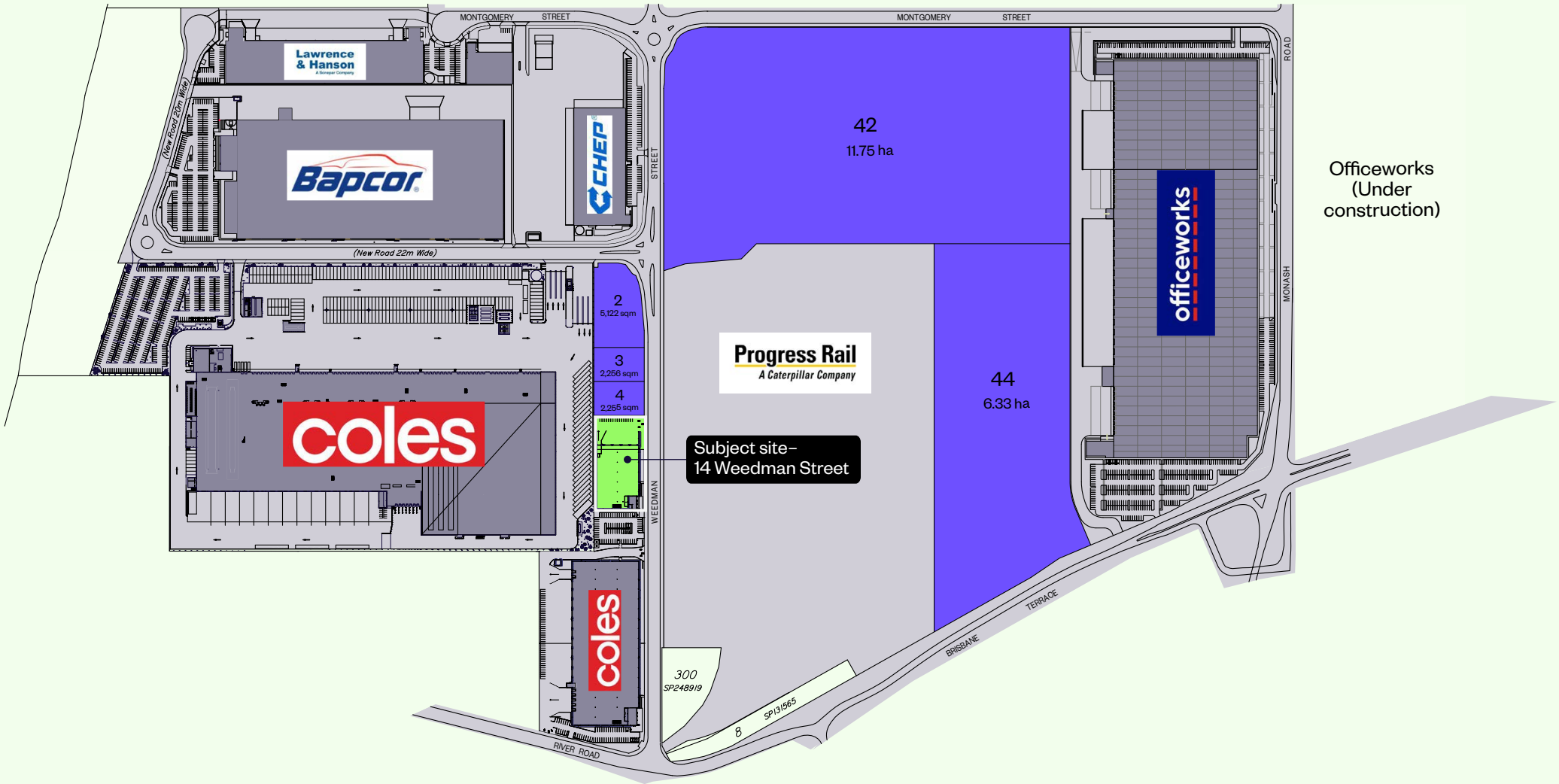
Artist's impression

MASTERPLAN – NORTH SECTION



■ PRE-LEASE

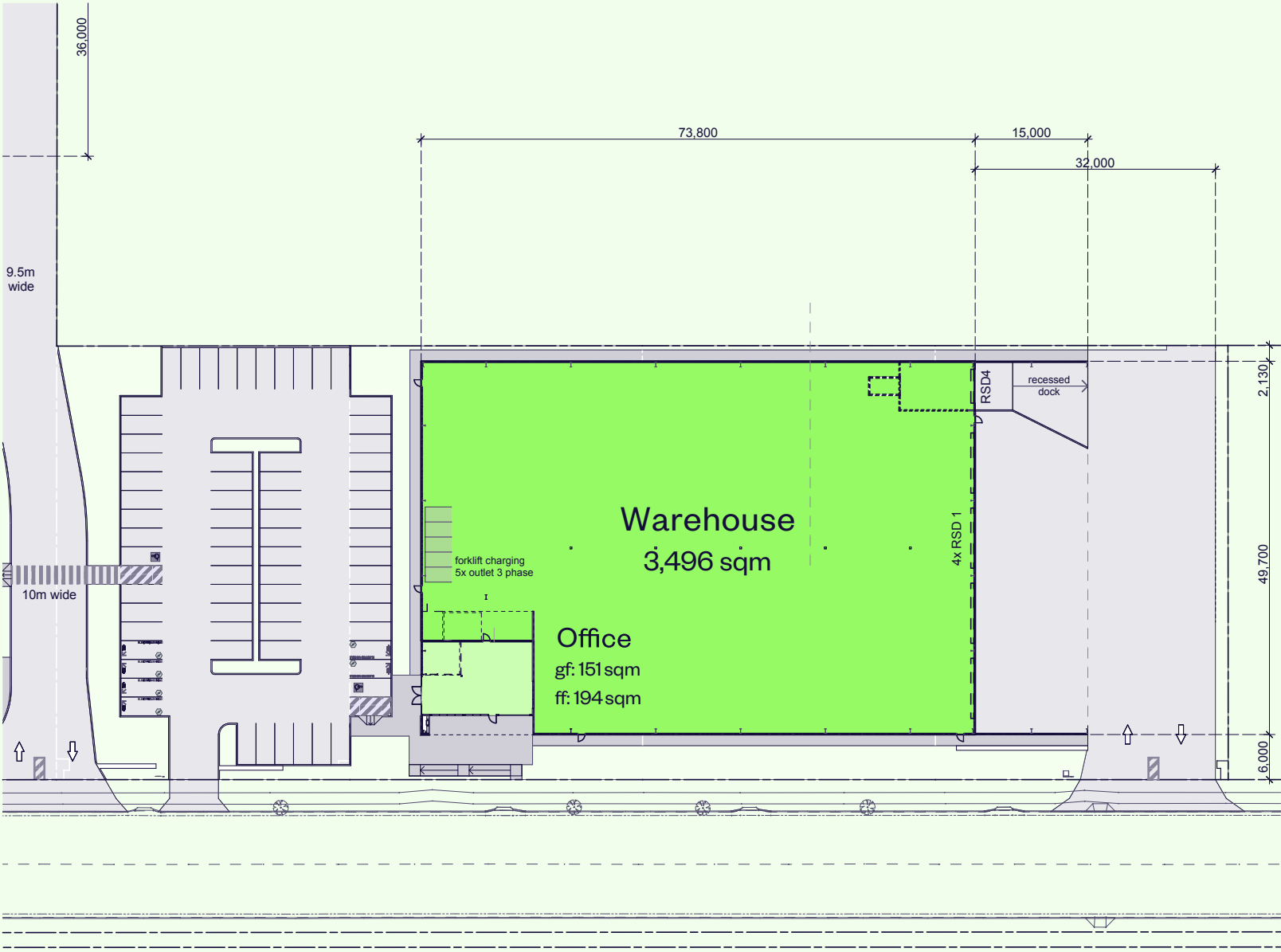
MASTERPLAN – SOUTH SECTION



14 Weedman Street

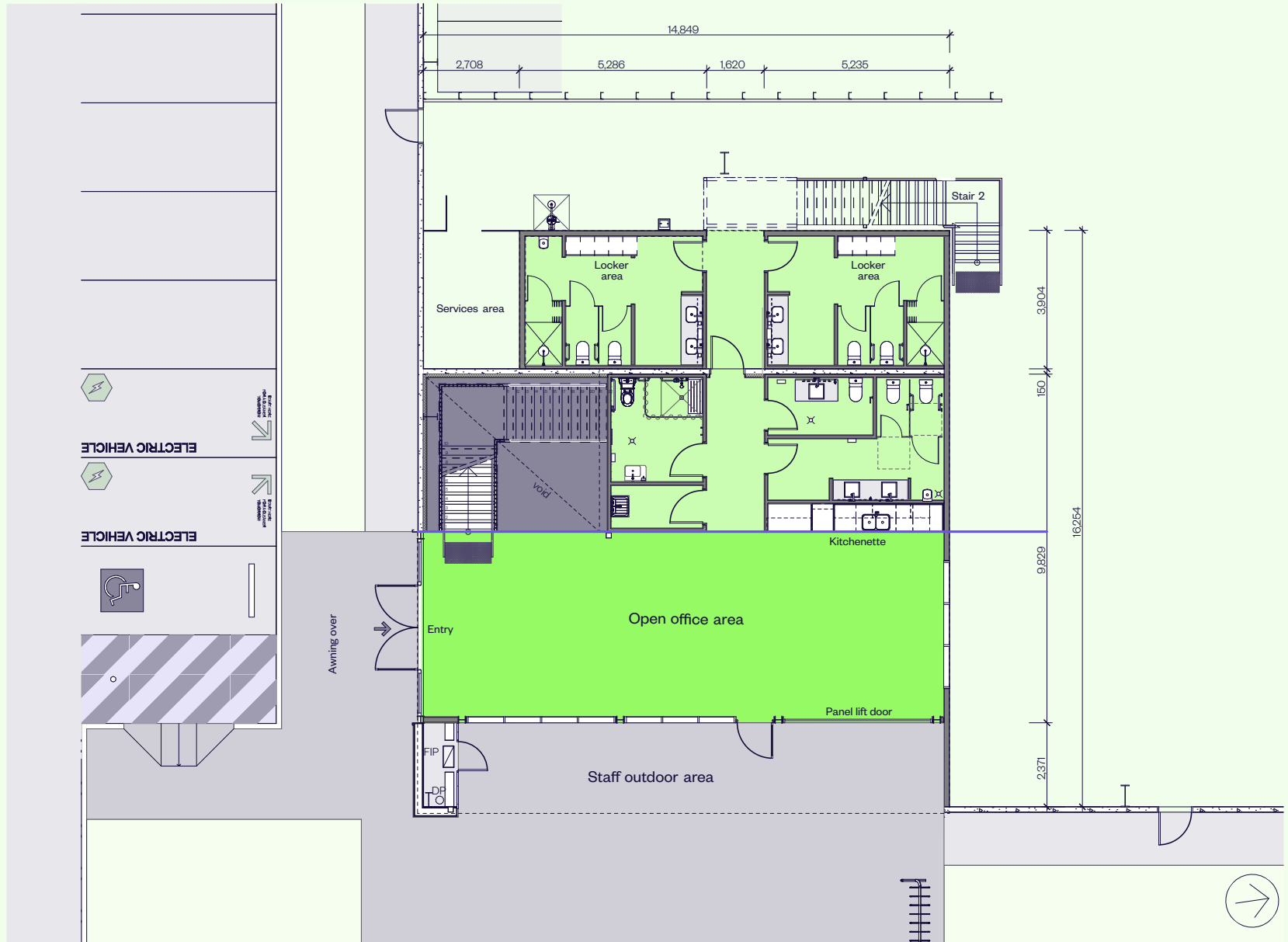
WAREHOUSE PLAN

AREA SCHEDULE	SQM
Warehouse	3,496
Office & amenities	345
Total GLA	3,841
Car parking	35 spaces



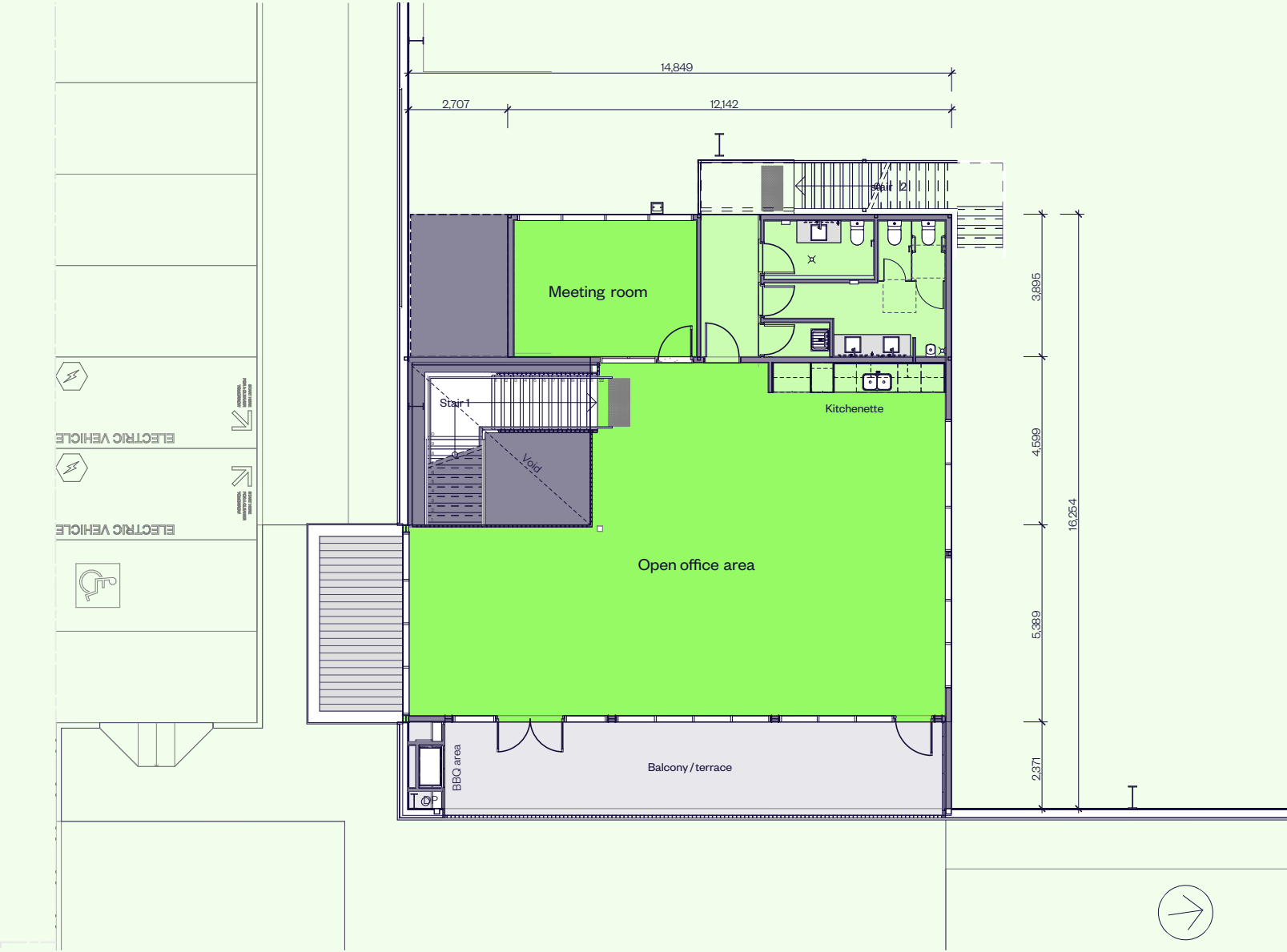
GROUND FLOOR OFFICE PLAN

AREA SCHEDULE	SQM
Office (ground level)	151
Total office (ground level)	151



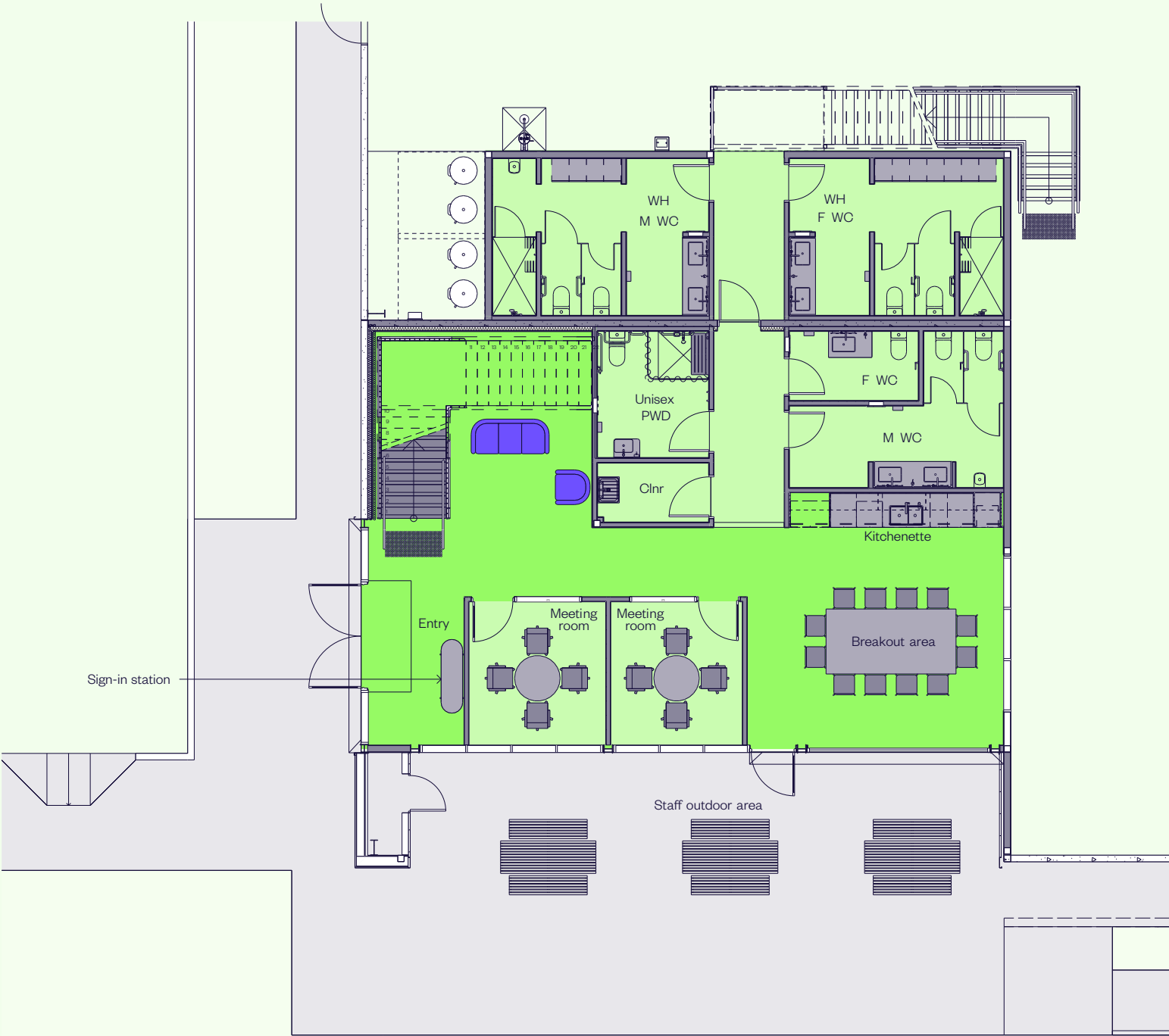
FIRST FLOOR OFFICE PLAN

AREA SCHEDULE	SQM
Office (first floor)	194
Total office (first floor)	194



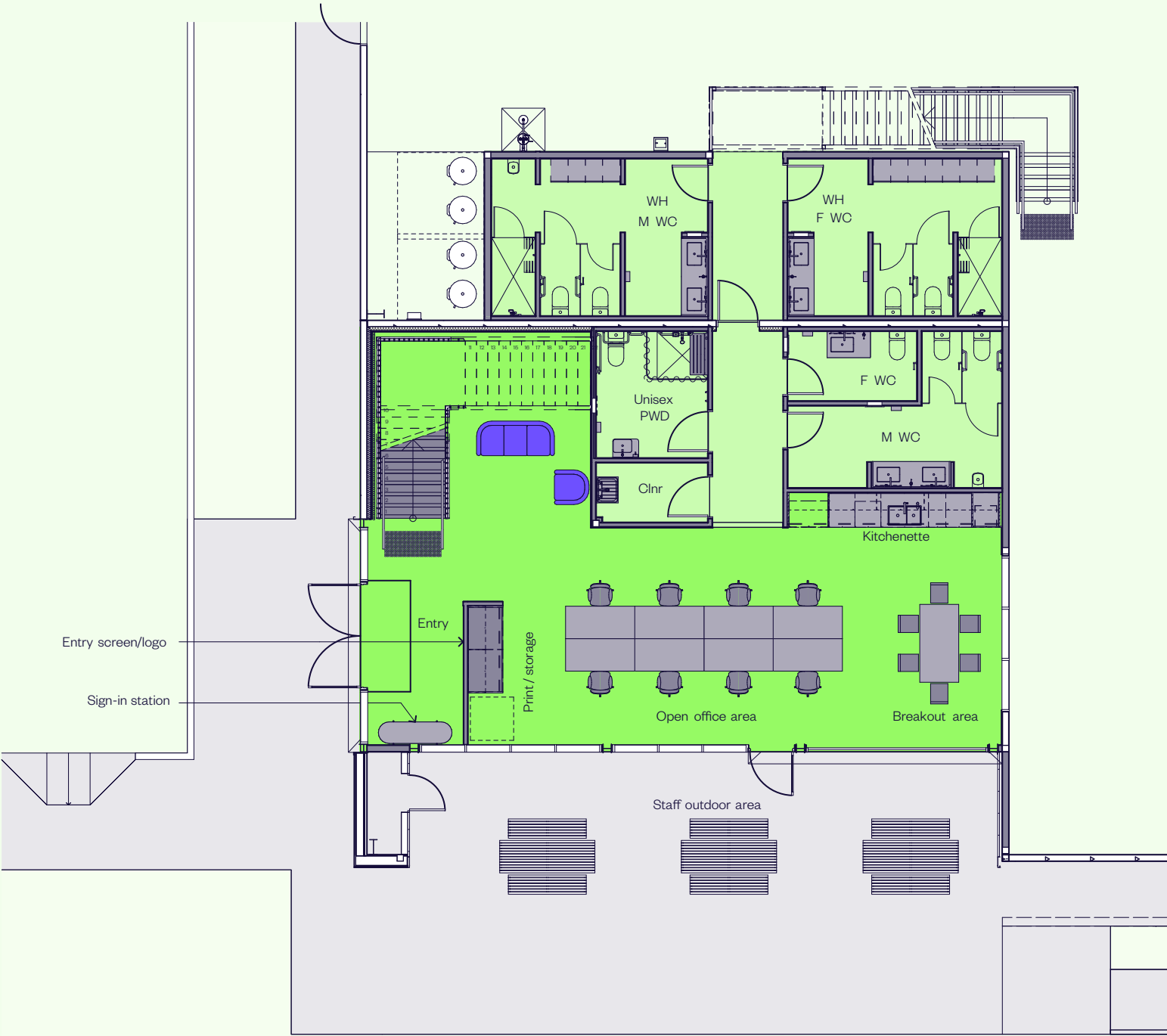
INDICATIVE
FITOUT PLAN
GROUND FLOOR
OPTION 1

AREA SCHEDULE	QTY
Breakout	12
Meeting rooms	2 x 4



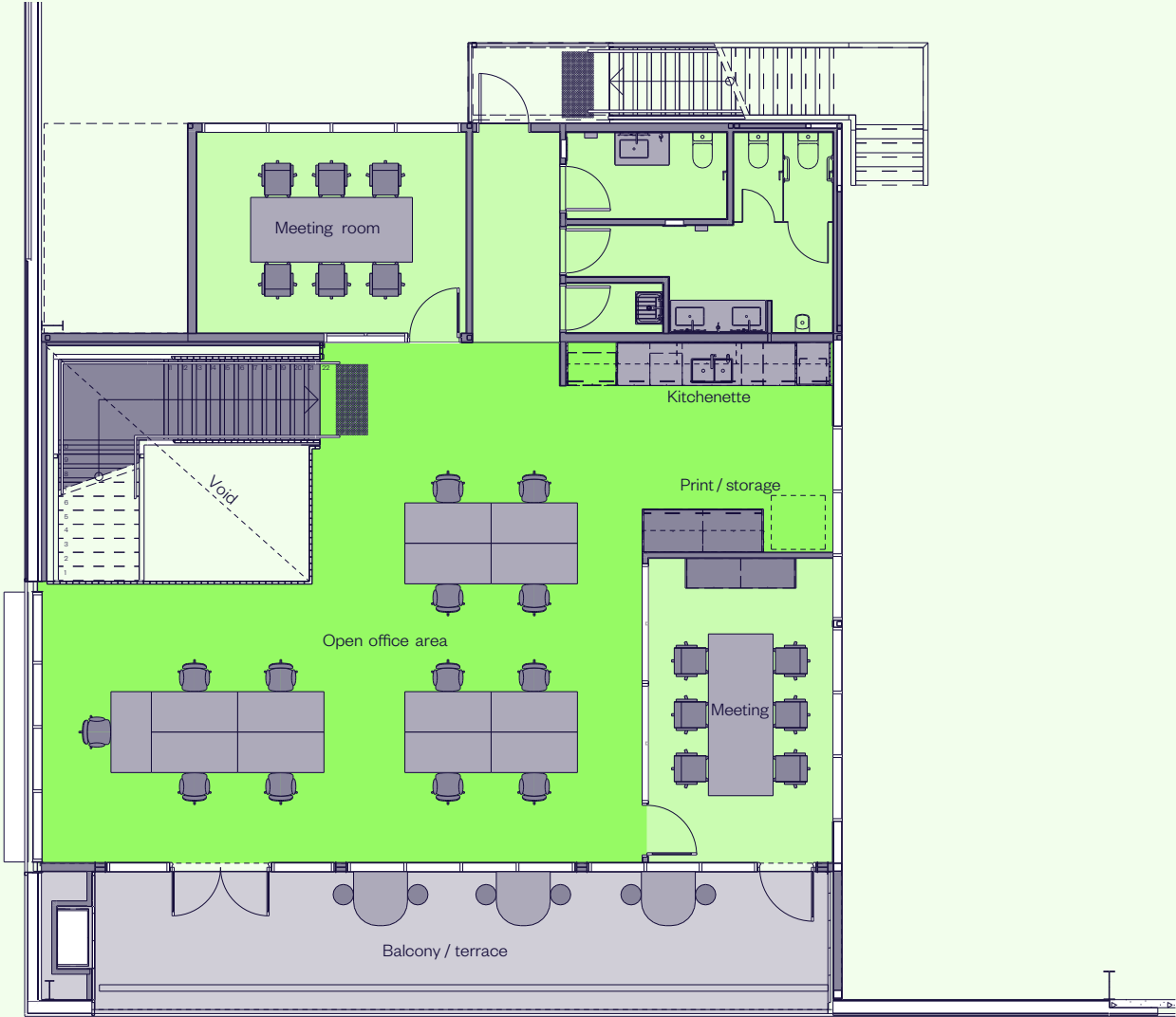
INDICATIVE
FITOUT PLAN
GROUND FLOOR
OPTION 2

AREA SCHEDULE	QTY
Workstations	8
Breakout	6



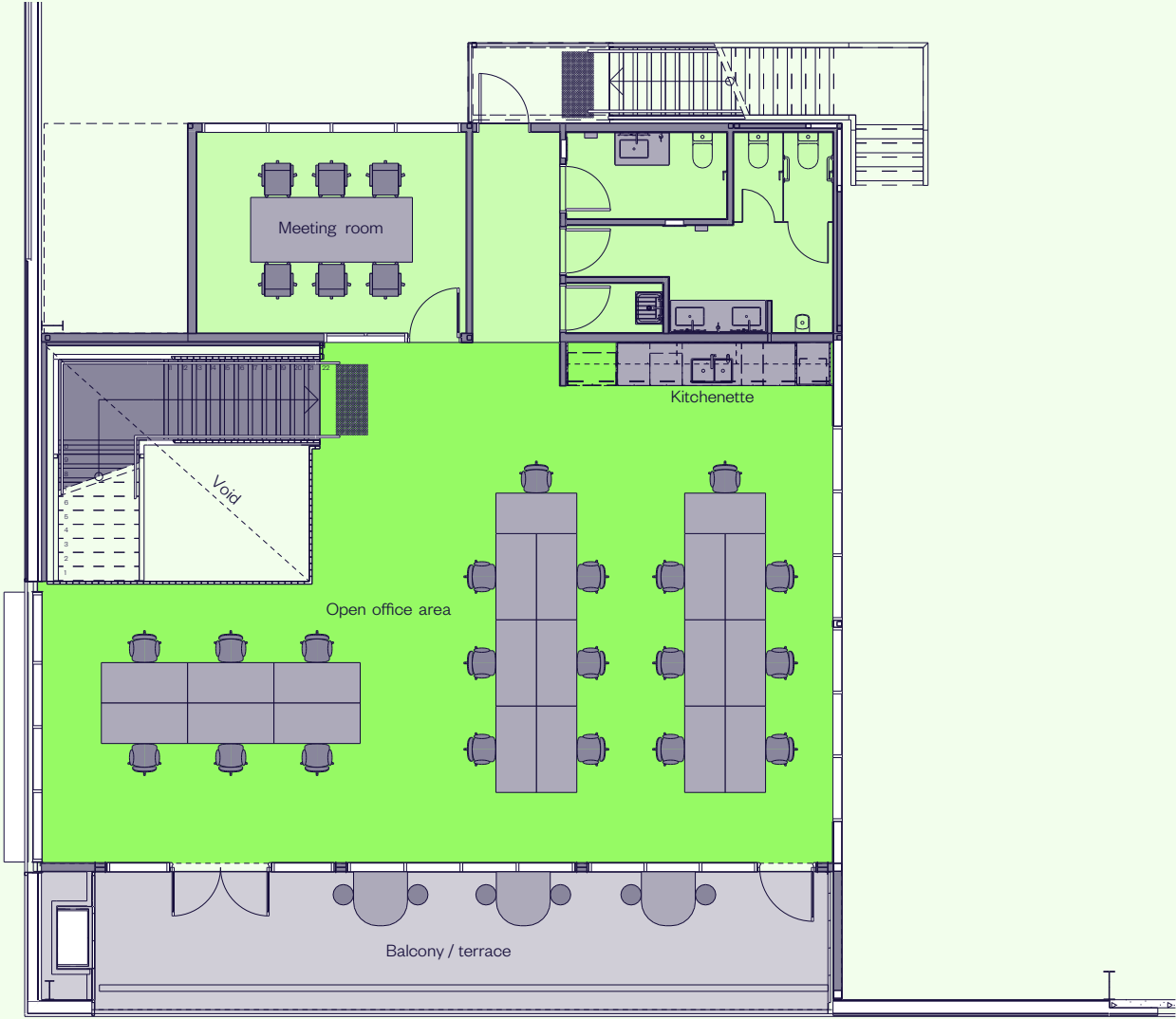
INDICATIVE FITOUT PLAN FIRST FLOOR OPTION 1

AREA SCHEDULE	QTY
Workstations	13
Meeting rooms	2 x 6



INDICATIVE
FITOUT PLAN
FIRST FLOOR
OPTION 2

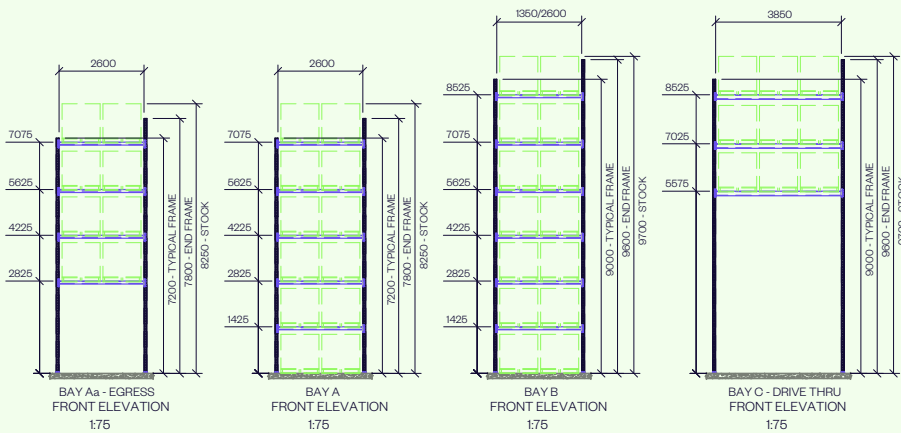
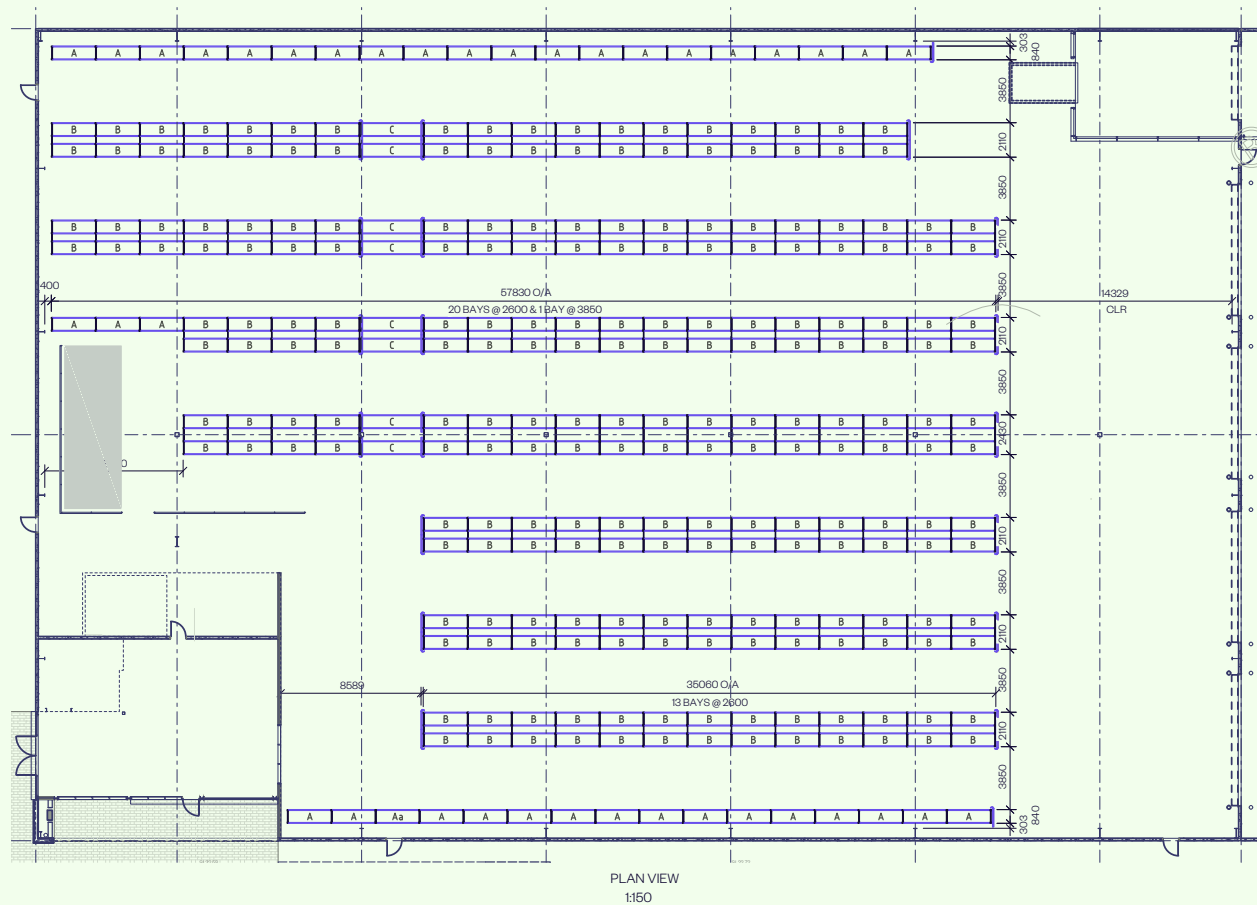
AREA SCHEDULE	QTY
Workstations	20
Meeting rooms	1 x 6



RACKING PLAN

CAPACITY TABLE

Bay details		Pallet details	
Bay type	QTY	Per bay	Total
Aa	1	8	8
A	38	12	456
B	222	14	3,108
C	8	9	72
Total	269		3,644



INDICATIVE FITOUT OPTION

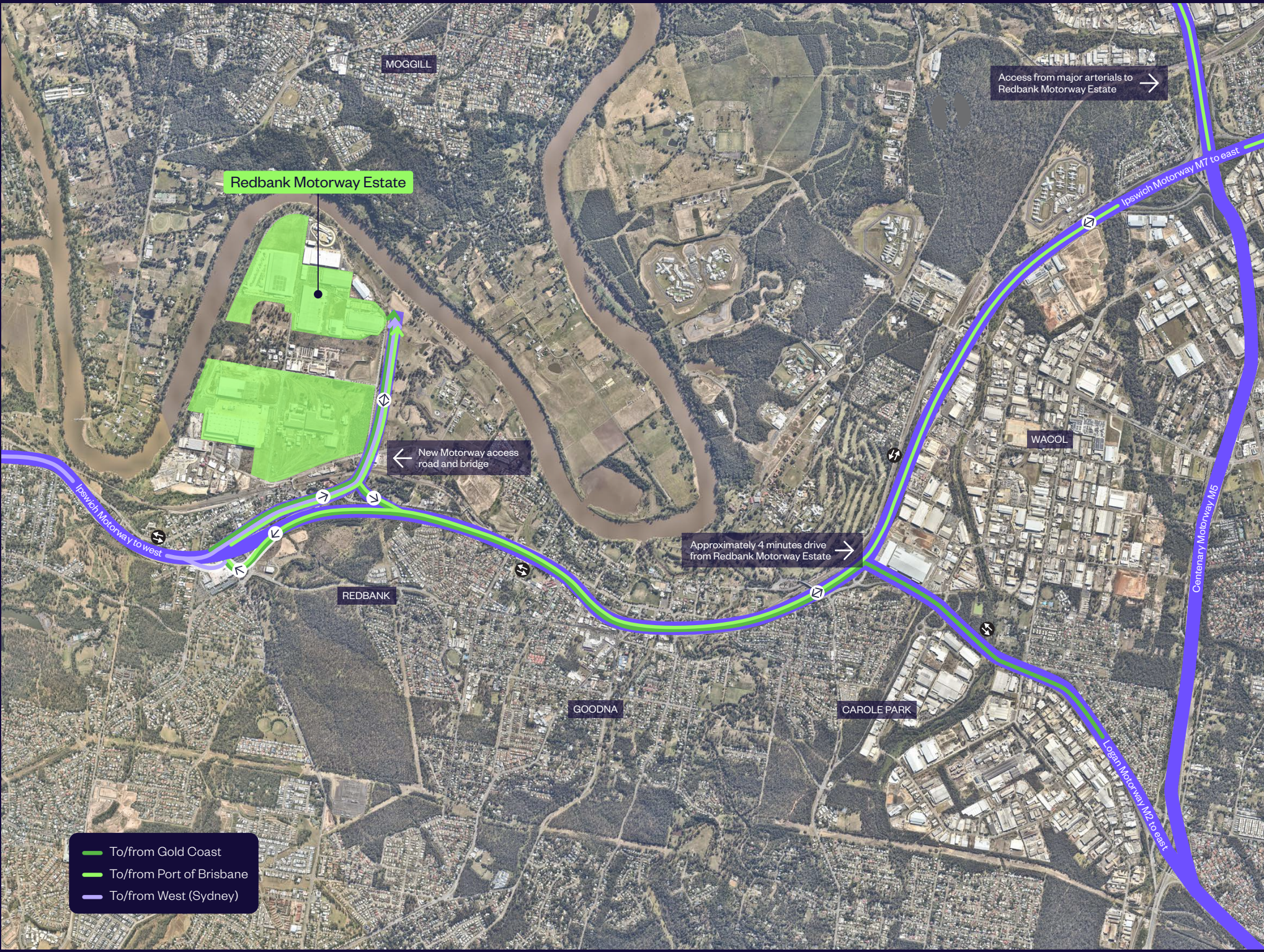


Ground floor – Option 1



First floor – Option 1

ACCESS



1KM

to Ipswich Motorway

1.5KM

to Redbank train station

2KM

to Redbank Plaza

28KM

to Brisbane CBD

Easy
access



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

Road

The estate is strategically positioned on the national road network, with connections to the Ipswich (1km from the Estate) and Logan Motorways, Cunningham/Warrego Highways and the Centenary, Gateway and M1 Motorways.

Train

Redbank train station has regular services arriving and departing approximately every 6 minutes in peak hour to Brisbane City, surrounding suburbs and beyond. Services include:

- + Rosewood train – Caboolture to Rosewood via Brisbane City
- + Caboolture train – Ipswich via Brisbane City
- + Ipswich train – Caboolture via Brisbane City to Ipswich
- + Nambour train – Nambour via Brisbane City to Ipswich
- + Doomben train – Ipswich via Brisbane City
- + Redcliffe Peninsula train – Ipswich via Brisbane City
- + Springfield Central is also easily accessible on the Caboolture line via Darra station to the Springfield line.

Bus

- + Route 500 provides services between Goodna, Redbank, Riverview, Booval, Ipswich and Riverlink
- + Route 525 provides services between Redbank Plaza, Collingwood Park and Redbank Station (loop)
- + Route 526 provides services between Redbank, Redbank Plains, Augustine Heights and Springfield.

Redbank Motorway Estate has two existing bus shelters for future bus services.

CONNECTIVITY

Key area statistics



2.8m
TOTAL POPULATION



1.1m
TOTAL HOUSEHOLDS



\$44,860bn
TOTAL PURCHASING POWER

Total spend on



\$3.4bn
CLOTHING



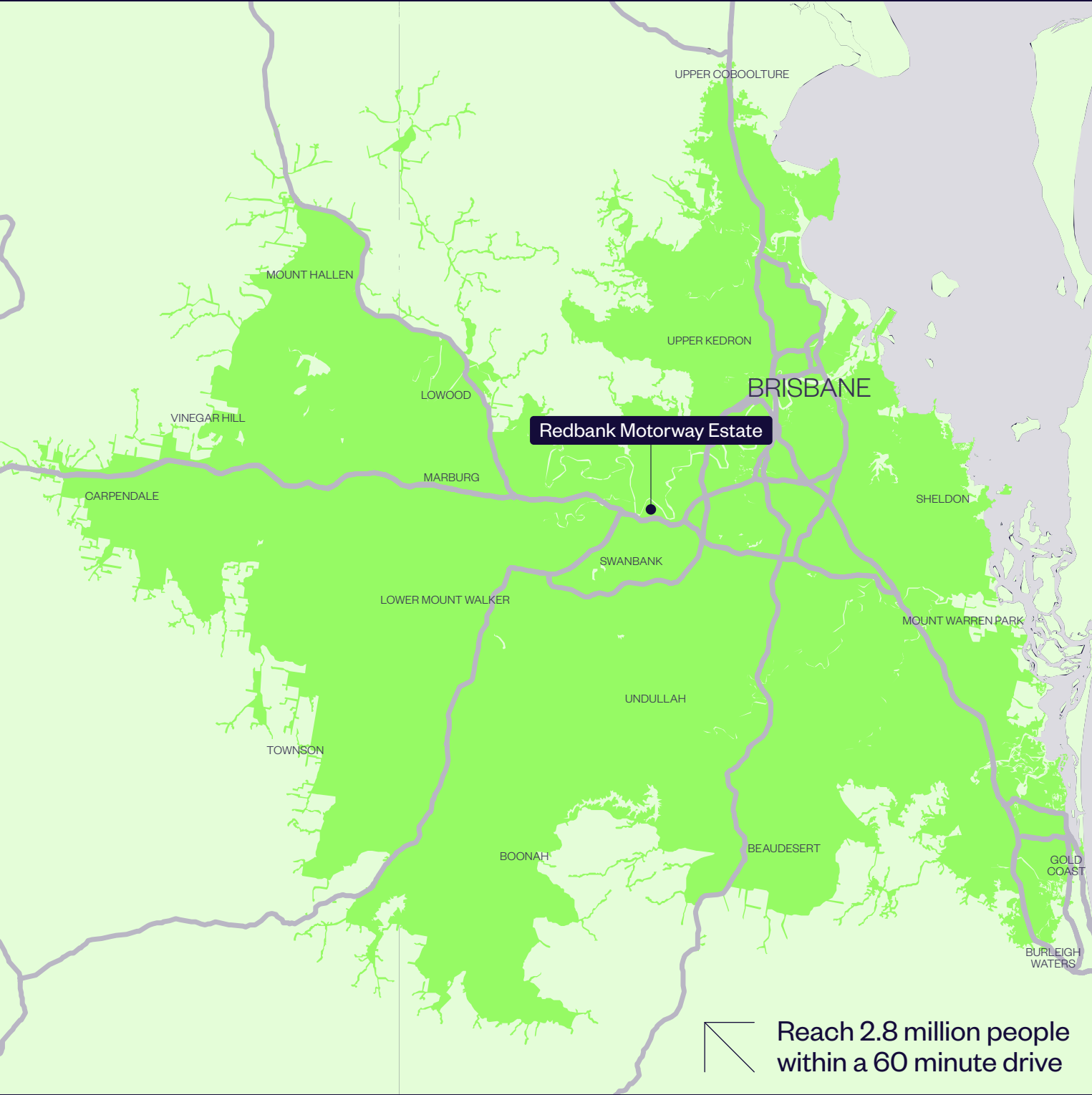
\$11.4bn
FOOD + BEVERAGE



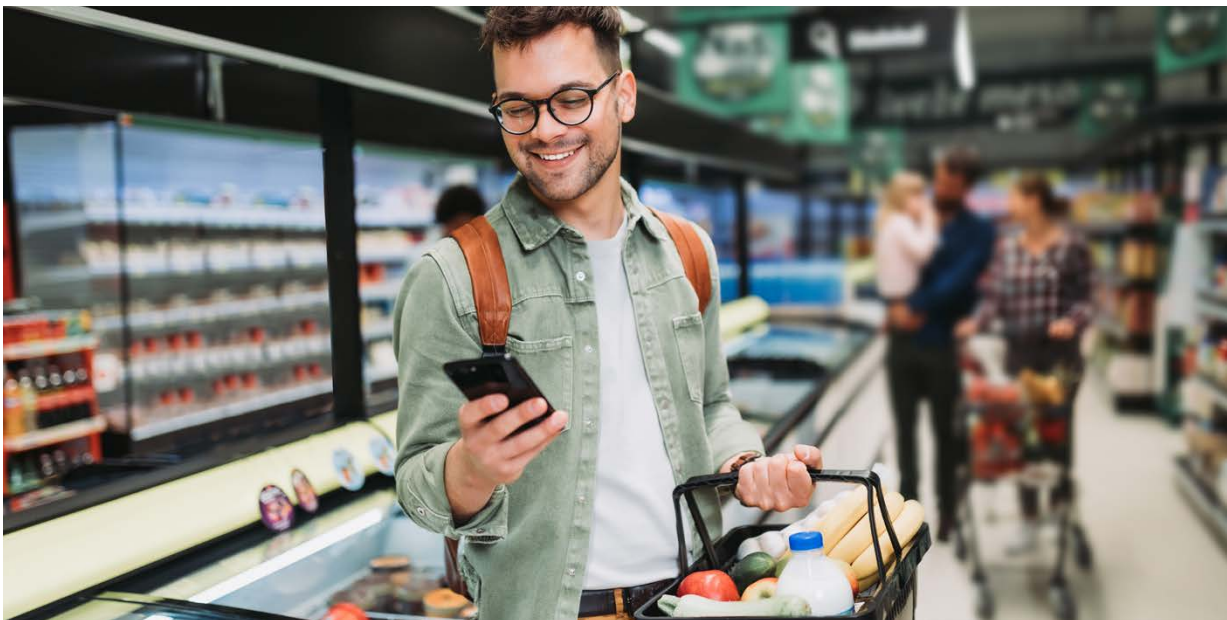
\$2.8bn
PERSONAL CARE

WITHIN
60 MINUTE
DRIVE TIME

Source: Esri and Michael Bauer Research



NEARBY AMENITY AND SERVICES



On-site cafe

- + Located on Robert Smith Street, Zac's Carvery provides staff and visitors with the a range of freshly made food and drinks and corporate catering.

Shopping

- + Redbank Plaza – (Big W, Optus, Kmart, Vodafone, Australia Post, Aldi) 1 Collingwood Drive, Redbank
- + Town Square Redbank Plains Shopping Centre – (Woolworths, Aldi, Target, Australia Post, DAISO) 357/403 Redbank Plains Road, Redbank Plains
- + Orion Springfield Central – (Event Cinema, JB HI-FI, Coles, Aldi, NAB, CBA, ANZ, Westpac, Suncorp) 1 Main Street, Springfield

Child care and early education

- + Montessori Pathways – 47-49 Brisbane Road, Redbank
- + Rising Stars – 11 Collingwood Drive, Redbank
- + Goodstart Early Learning – 112-114 Eagle Street, Redbank Plains
- + The Lakes Early Learning Child Care Centre – 3 Spring Avenue, Springfield Lakes
- + Kindy Patch – 37 Sinnathamby Boulevard, Springfield
- + Guardian Early Learning Centre – 51 Barry Alexander Drive, Springfield

Food and hotels

- + McDonald's – Shop 219 Level 2, Redbank Plaza
- + KFC – 1 Collingwood Drive, Redbank
- + Boost Juice – Shop K2.5 Level 2, Redbank Plaza
- + Coffee Club – Shop K12 Level 2, Redbank Plaza
- + Nando's – 357/381 Redbank Plains Road, Redbank Plains
- + Subway – 494 Redbank Plains Road, Redbank Plains
- + Sushi 79 – 357/381 Redbank Plains Road, Redbank Plains
- + Pho Express – 357/381 Redbank Plains Road, Redbank Plains
- + Food Industry Café – 59 Brisbane Road, Redbank
- + The Commercial Hotel – 72 Brisbane Road, Redbank
- + Kerwick Hotel – 1 Kerwick Street, Redbank

Fitness

- + Freedom Health and Fitness – 9/59 Brisbane Road, Redbank
- + Just Sports n' Fitness – 1 Chalk Street, Redbank
- + Anytime Fitness – Intersection of Jones and Redbank Plains Road, Redbank Plains.

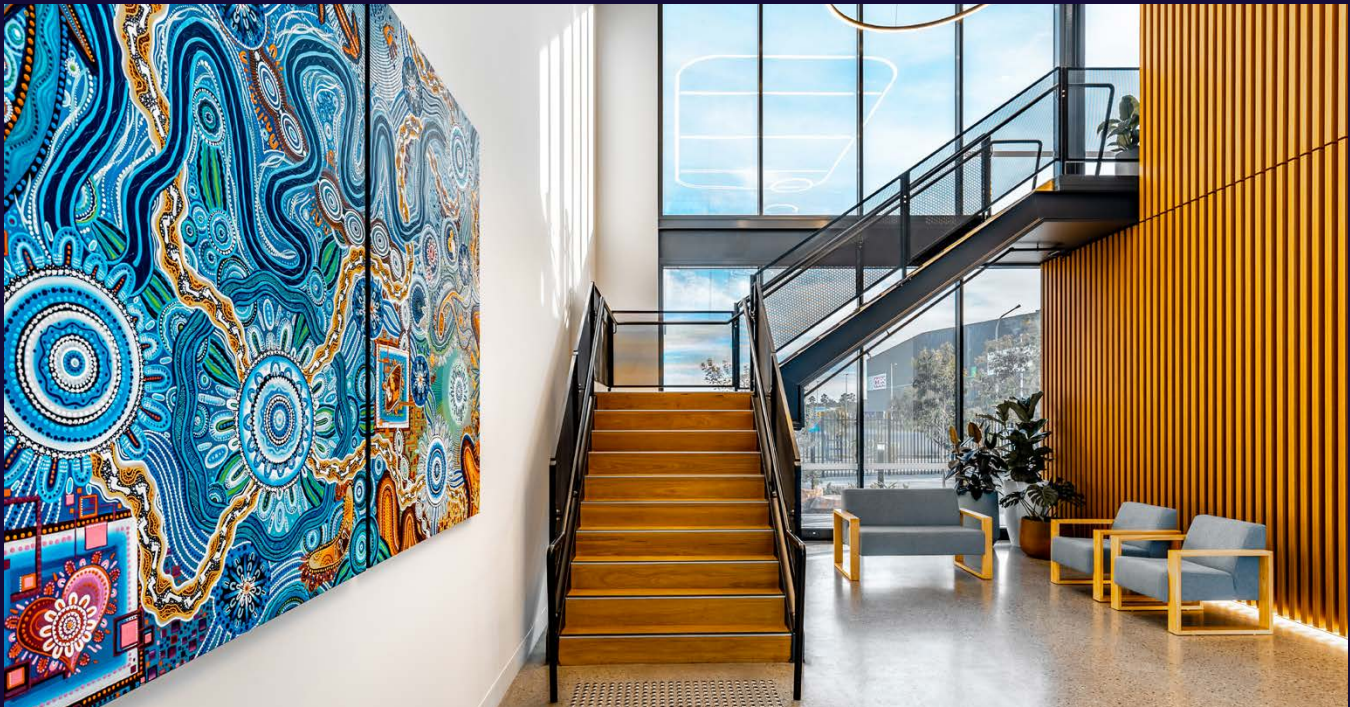
REDBANK MOTORWAY ESTATE – AUSTRALIA POST



Customer	Australia Post
Size	13.5 hectares comprising of 49,260 sqm facility.
Time to construct	11 months
Special features	+ Largest parcel facility and delivery centre for Australia Post in Australia, capable of sorting 700,000 parcels per day.



REDBANK MOTORWAY ESTATE – CHEP



Customer	CHEP
Size	+ 8,163 sqm comprising of 7,667 sqm warehouse and 496 sqm office
Time to construct	+ 12 months
Special features	+ 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



REDBANK MOTORWAY ESTATE – L'ORÉAL



Customer	L'Oréal
Size	14,533 sqm
Special features	+ Dedicated 365kw solar array system + Targeting a 4 Star Green Star Equivalent rating + Dangerous Goods Storage

REDBANK MOTORWAY ESTATE – LAWRENCE & HANSON AND QUANTUM SYSTEMS

Customer	Lawrence & Hanson and Quantum Systems
Size	+ Lawrence & Hanson – 11,794 sqm comprising 10,894 sqm warehouse and 900 sqm office + Quantum Systems – 2,118 sqm comprising 1,800 sqm warehouse and 318 sqm office.
Time to construct	+ 13 months.
Special features	Lawrence & Hanson: + 300kw solar array + 8 EV charging points + Targeting carbon neutral certification. Quantum Systems: + 50kw solar array + Exposed ground floor ceilings and feature lighting + 4 EV charging points + Targeting carbon neutral certification.



CONTACT



GET IN TOUCH

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