



QUAY CENTRAL

Smart move

95 NORTH QUAY



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LOCATION

Positioned for success.



Being in the right place at the right time can look, to the uninitiated, a lot like luck. Most often, it is the result of skill, planning and strategy. Thinking two steps ahead and knowing when to make a smart move is the only way to maintain a competitive edge.

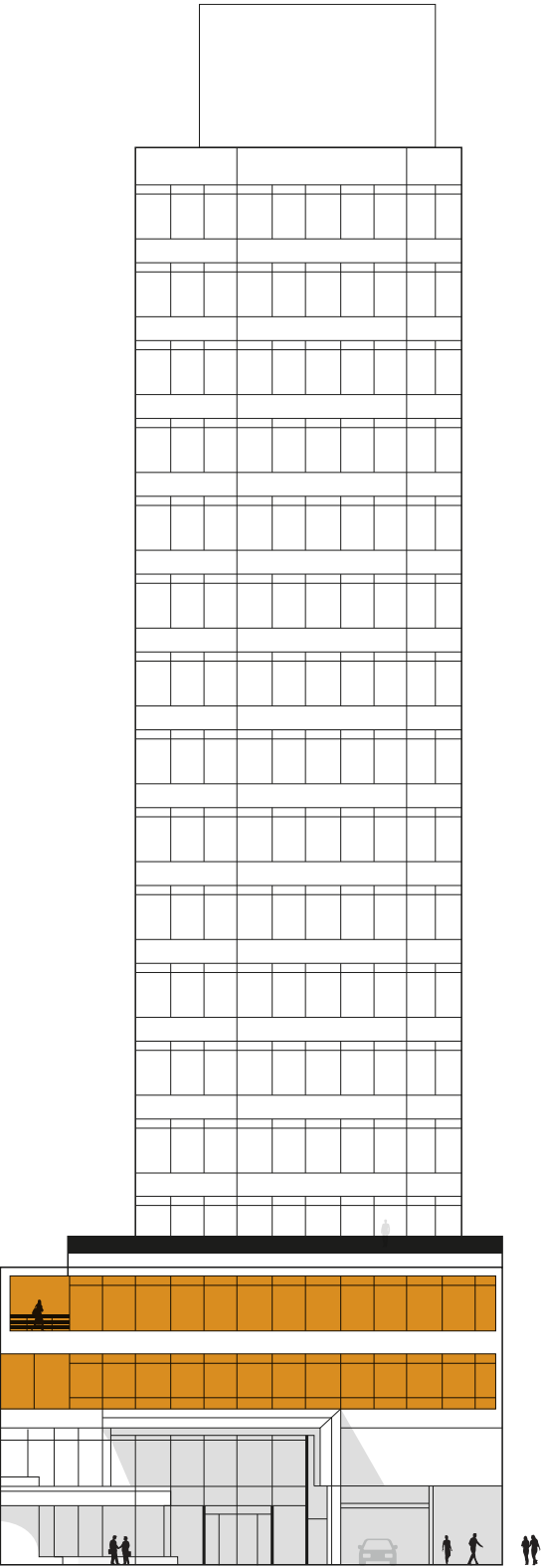
QC places you right at the heart of Brisbane's emerging North Quarter. Surrounded by tomorrow's entertainment infrastructure; a move to QC delivers multiple business benefits along with an enviable business lifestyle.



Stack Plan

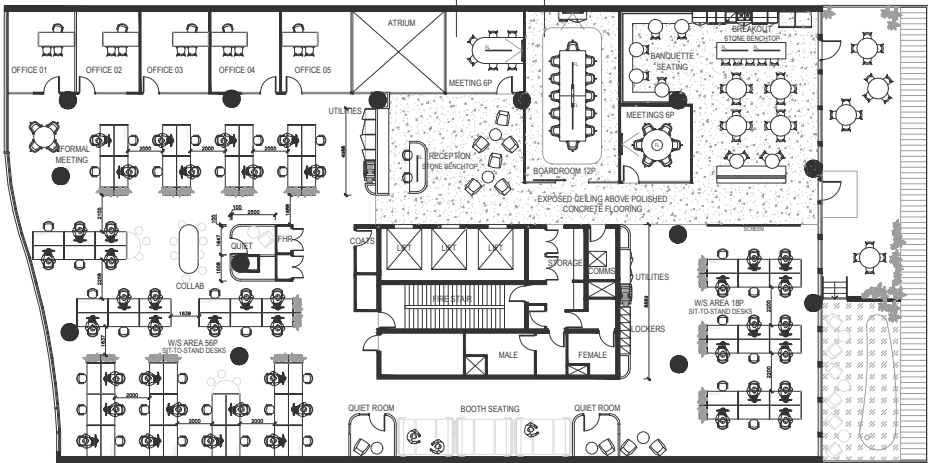
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Floor	SQM	
17		Leased
16		Leased
15		Leased
14		Leased
13		Leased
12		Leased
11		Leased
10		Leased
9		Leased
8		Leased
7		Leased
6		Leased
5		Leased
4		Leased
3	786	Available Full floor with outdoor terrace
2	819	Available Full floor with outdoor terrace
1		Leased
G		Leased



Level 2

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Level 3

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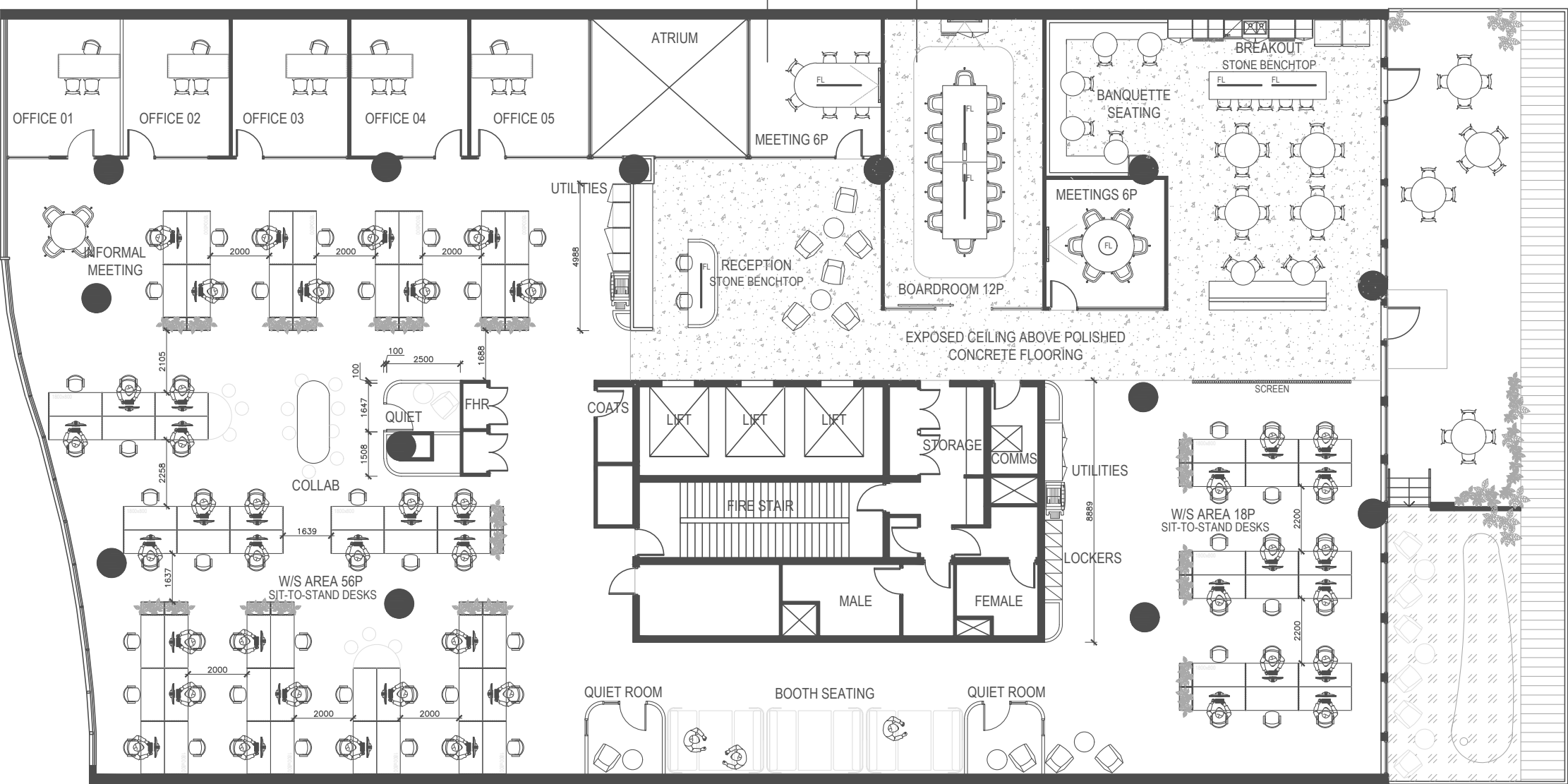
Level 2

819 SQM



Level 2

- 1 x Reception & Waiting area
- 1 x 12 pax Boardroom
- 2 x 6 pax meeting rooms
- 5 x Offices
- 74 x Workstations
- 3 x Quiet rooms
- 2 x Utilities
- Large kitchen breakout
- Multiple collaboration zones
- Outdoor balcony with seating
- Comms & storage



Level 3

786 SQM

Level 3

1 x Reception & Waiting area

1 x 12 pax Boardroom

1 x 8 pax meeting room

1 x 5 pax meeting room

6 x Offices

71 x Workstations

2 x 1 pax Quiet rooms

3 x 2 pax quiet rooms

2 x Utilities

Large kitchen breakout

Multiple collaboration zones

Outdoor balcony

Comms & storage





POSITION

Desirable. Accessible. Prime riverfront premises.



QC is prominently located in the heart of Brisbane's North Quarter, home to Brisbane's law courts and premier legal firms. This rapidly developing precinct boasts some of the finest river views in the entire city, along with enviable access to both public and private transport links.

Flexibility. Opportunity. A match made in North Quay.



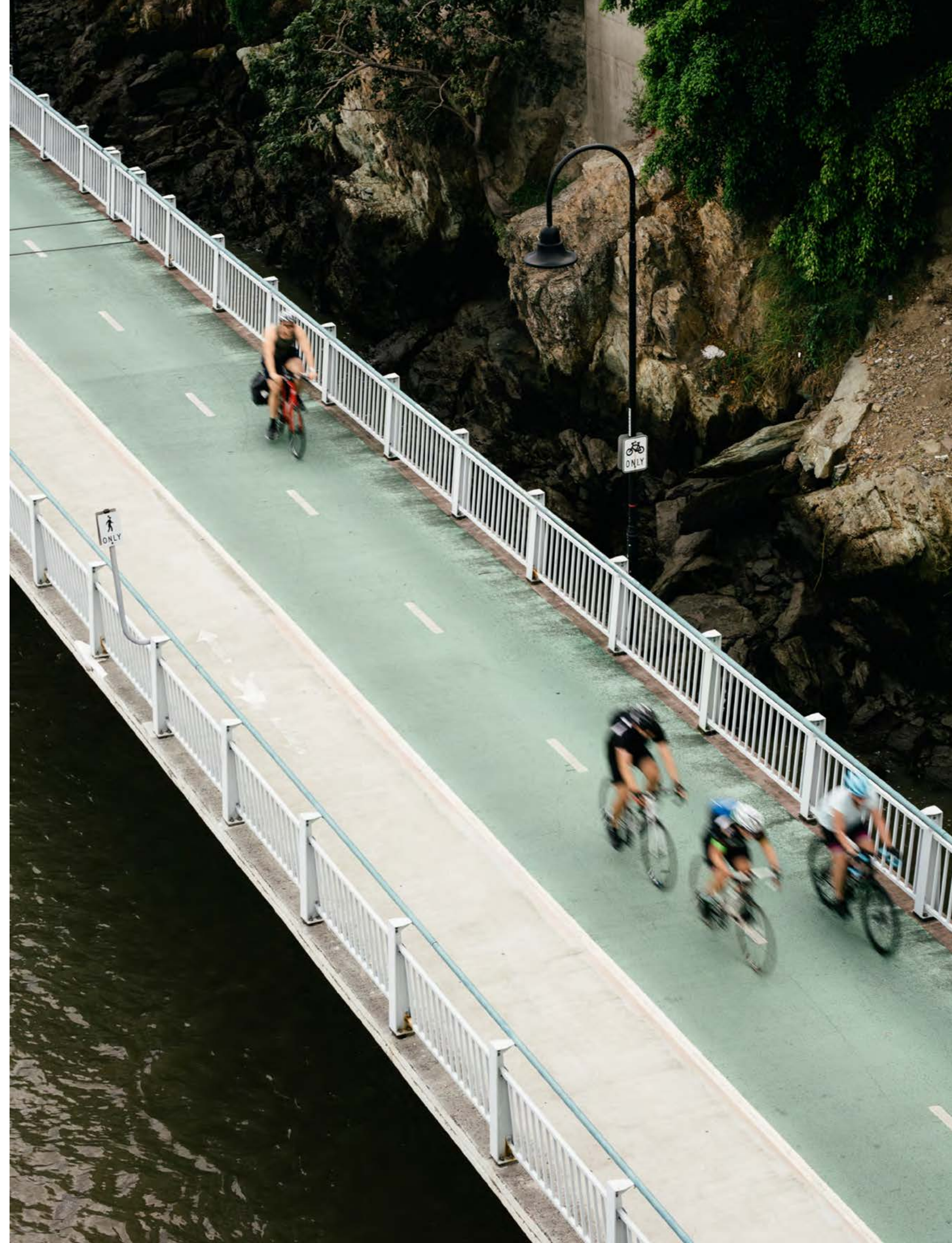
From boutique-sized offices through to contiguous floors, QC offers small to large businesses purpose-fit, flexible office space with great natural light and world-class panoramic river views. Varied floor spaces offer cost-efficiency and flexibility, with full tenant access to meeting rooms, shared spaces and boardrooms on level one.

Start the way you mean to finish.

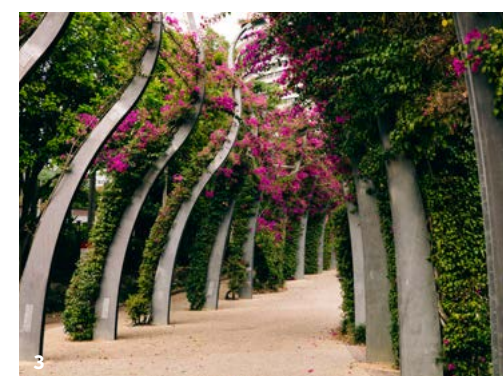
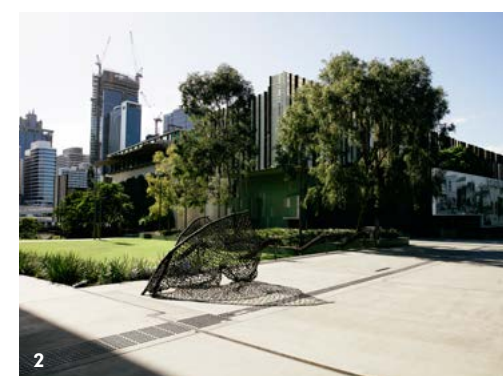


QC's ground floor foyer upgrade reflects its prestigious CBD location and gives the building a stylish street presence, creating an inviting atmosphere on entry. Generous car parking, a significant new onsite food and beverage operator, upgraded security and thoughtfully-designed end-of-trip facilities complete this exceptionally attractive premises offering.

QC has also recently benefitted from a complete environmental optimisation, with a full upgrade to its air conditioning plant, and a new chiller installed to enable proper temperature control. The investment has completely transformed the environmental performance of the building, resulting in a 5 star NABERS rating. Additional upgrades to the building's management system, such as the replacement of inefficient lighting have all added up to a big leap forward in energy efficiency, enhancing 95 North Quay's excellent ESG credentials.



Work hard play hard.



Brisbane is currently transforming into an iconic and exciting new world city, giving you unlimited access to some of the finest internationally renowned and locally curated restaurants, destination bars, retail stores and entertainment venues right on your doorstep.

QC puts you right at the heart of a smorgasbord of entertainment, retail and dining precincts, with easy access to the Brisbane Quarter at George Street, and the new world-class lifestyle and entertainment destination at Queen's Wharf, with its collection of more than 50 of the very best hospitality venues from fine dining and casual meals to sophisticated and quirky bars.

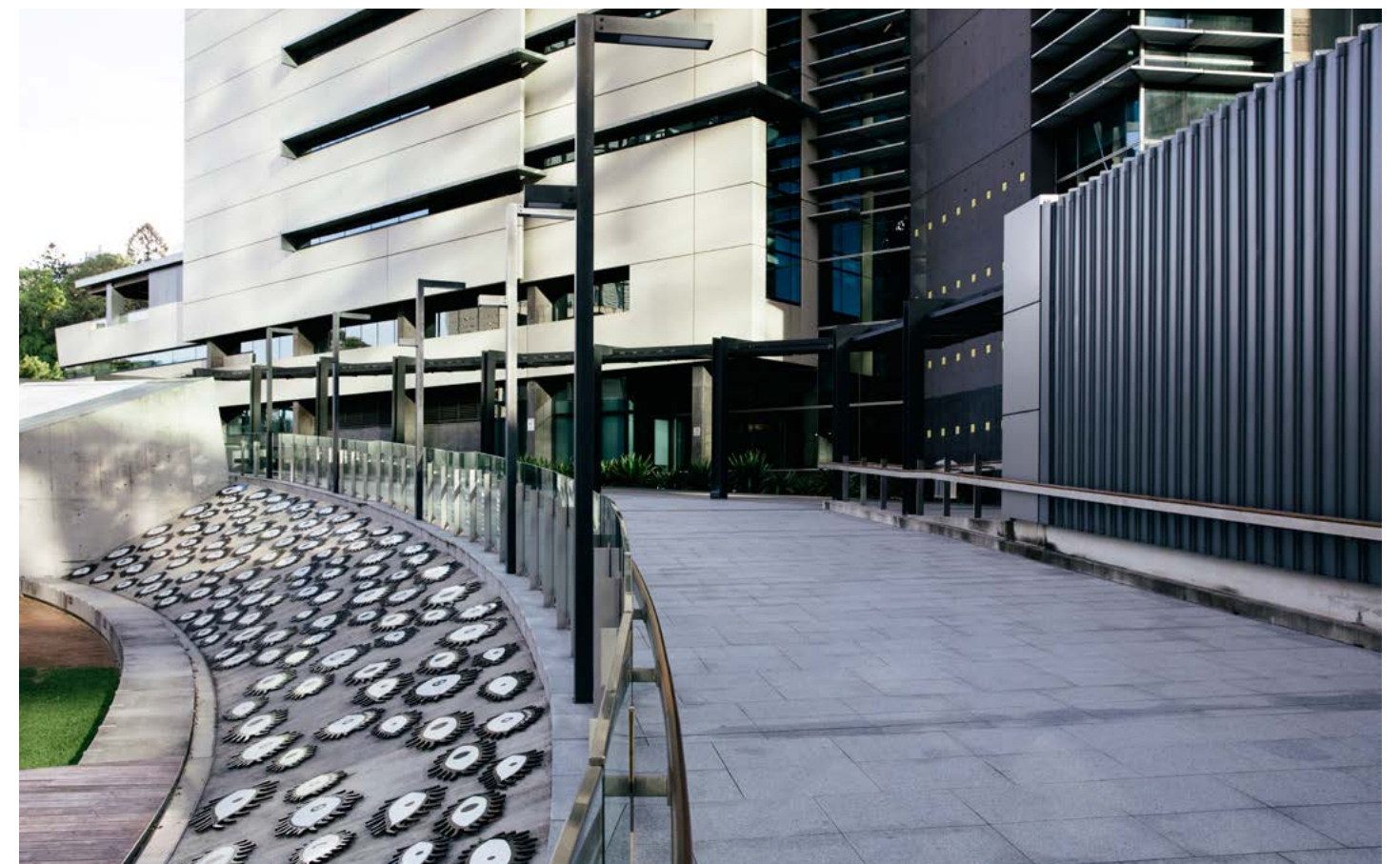
- 1 The Plough Inn
- 2 Gallery of Modern Art (GOMA)
- 3 South Bank Grand Arbour



Keep good company.



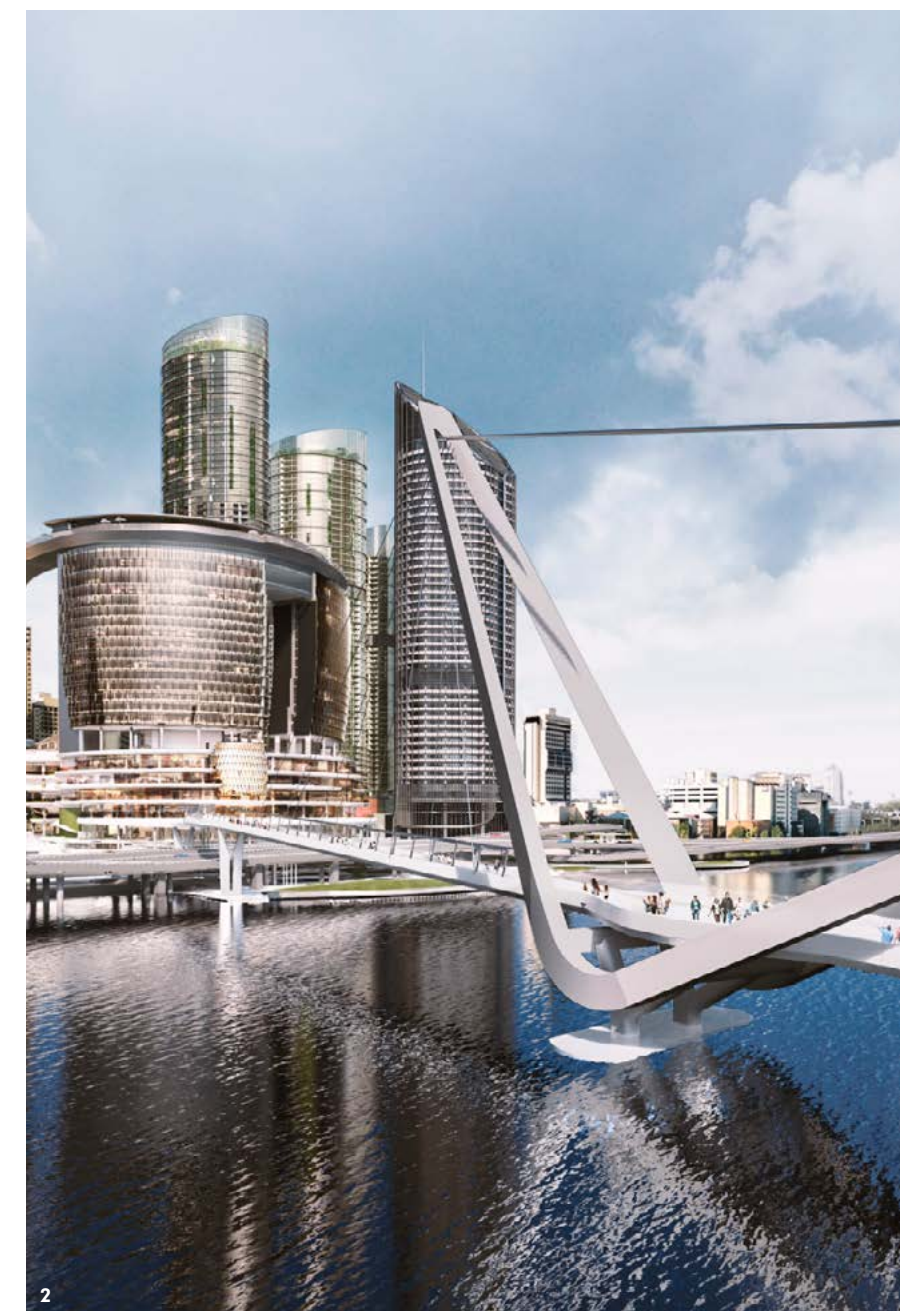
QC places you in exceptional company, right at the heart of Brisbane's prime legal precinct within the 'North Quarter'. The building is a short walk to the Brisbane Magistrates District and Supreme Courts, Commonwealth and Family Courts, Queen Street Mall and all modes of public transport.



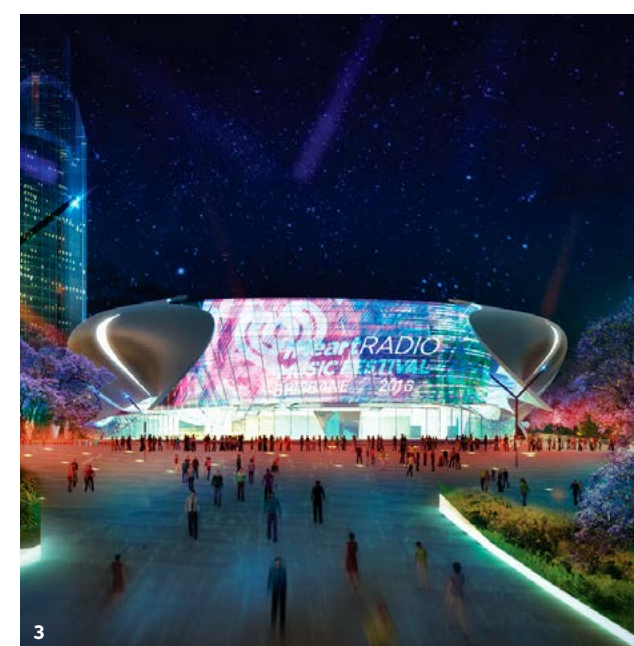
Business right at the heart of the action.



1



2



3

- 1 Roma Street Cross River Rail Station
- 2 Queen's Wharf Precinct
- 3 Brisbane Live

QC is brilliantly positioned to capitalise on Brisbane's upcoming riverfront evolution and most anticipated North Quarter precinct transformation. With major developments such as Queen's Wharf, Brisbane Live, Brisbane Quarter and the celebrated Cross River Rail all scheduled in the next few years, this precinct is set to become Brisbane's most desirable location.



Retail & Amenities

- 1 Brisbane City Hall
- 2 Legal Precinct
- 3 Brisbane City Council
- 4 Queen Street Mall
- 5 Queens Plaza
- 6 Wintergarden
- 7 Uptown
- 8 Snap Fitness
- 9 Anytime Fitness

Food & Beverage

- 10 Persone
- 11 Phat Boy
- 12 Firefly
- 13 Public
- 14 Heritage Lanes

Accommodation

- 15 Ibis Hotel
- 16 W Brisbane
- 17 Voco Hotel
- 18 Meriton Suites
- 19 Pullman Hotel

Cultural Sites

- 20 Brisbane Live (Proposed Site)
- 21 Queen's Wharf Precinct
- 22 Gallery of Modern Art
- 23 Queensland Museum & Art Gallery
- 24 Queensland Performing Arts Centre
- 25 State Library of Queensland

Transport

- Train Station
- Bus Station
- Ferry Wharf
- Proposed Cross River Rail Station
- Proposed Brisbane Metro

Transport Connectivity

- | | |
|----------------------------|--------|
| North Quay Wharf | 2 min |
| Queen Street Station | 6 min |
| Roma Street Station | 7 min |
| King George Square Station | 7 min |
| Central Station | 9 min |
| Cultural Central Station | 10 min |
| South Brisbane Station | 12 min |
| South Brisbane Wharf | 15 min |

Your best advantage

95 NORTH QUAY

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