

MEDIA RELEASE

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Suncorp to take space in \$570 million Southpoint Development at South Bank

The last vacant development site in the South Bank precinct, Southpoint is set to commence construction in early 2012 following Suncorp's announcement to nominate the Anthony John Group (AJG) project for their new office space, due for completion in late 2014. The \$350 million first stage of the mixed-use development will include 48,000 square meters of space, comprising commercial office, retail, cafes and restaurants.

AJG, creators of the Emporium Hotel and Precinct, will transform the 0.85 hectare site, including the heritage-listed Collins Place, to create one of Brisbane's largest mixed-use Transport-Oriented Developments (TOD).

Anthony John Group Founder and Principal Tony John said AJG was committed to delivering outstanding design outcomes and saw the Suncorp brief for a Campus Building as a perfect fit.

"Southpoint is unquestionably in the best location for this style of accommodation in Brisbane and offers Suncorp the opportunity to leverage a building's design, operations and the amenity of the location to help transform the culture of their workplace", he said.

Mr. John said that Southpoint will bring together what will be a uniquely Queensland Development.

"A Queensland based developer, a Queensland iconic building purpose designed in a Queensland precinct that is the cultural and sentimental heart of Brisbane in a partnership with Queensland's largest corporate".

Bordered by Vulture, Grey and Tribune Streets the Southpoint development will be one of Queensland's largest mixed-use, transport-oriented developments.

A major upgrade to the South Bank Rail Station, including new station facilities, ticket office, sheltered passenger waiting areas and retail concourse has also be planned as an integral part of the development.

The commencement of the first stage will be a catalyst in the commencement of the Group's marketing campaign for Stage 2 which will entail a 20-storey building on the corner of Tribune and Grey Streets and include 179 residential apartments and a 178 room five-star boutique Emporium hotel including a day spa, gym, boutique conferencing facilities, restaurants and bars. The building has an integrated design and will offer unrivalled views of the Brisbane River and CBD.

"The inclusion of a luxury boutique hotel in the development will surpass the impact the Emporium Hotel has had in Fortitude Valley and will embody the architectural sophistication and luxury that is synonymous with the Anthony John Group brand," Mr John said.

Stage 1, to the South of the site and incorporating the heritage-listed Collins Place will be a 43,000 sqm A-grade commercial office building anchored by Suncorp which will pre-commit to 70% of the commercial space. This 18-storey office building will be built to a 6 Star, Green Star (Green Building Council of Australia) standard and be designed to deliver an excellent standard of performance relative to its operational impacts on the environment.



Directly below the office component will be two levels of retail, including a neighbourhood-style retail offering and a 1700sqm full-range supermarket. Stage 1 will also include a major upgrade to the South Bank Rail Station, including new station facilities, ticket office, sheltered passenger waiting areas and retail concourse

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For photo opportunities and media enquiries please contact:

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