



THE LINK

COOMERA

CBRE

CONTENT

THE OPPORTUNITY	05
THE PROPERTY	07
THE LOCATION	09
THE SALE PROCESS	11
ANNEXURE	12

*The information set out in this document has been prepared using information derived from a variety of external sources and is intended as a guide only and may be subject to change. CBRE does not warrant the accuracy of any of the information and does not accept legal liability or responsibility for any injury, loss or damage incurred by the use of, reliance on, or interpretation of the information contained herein. This confidential document is for the sole use of persons directly provided with it by CBRE and it is not to be resupplied to any other person without the prior written consent of CBRE. Use by, or reliance upon this document by any other person is not authorised by CBRE and without limitation to the above disclaimers, CBRE are not liable for any loss arising from such unauthorised use or reliance.







DELIVERING AN EXCITING BUSINESS
ADDRESS LOCATED WITHIN
SOUTH EAST QUEENSLAND'S
MAJOR REGIONAL ACTIVITY CENTRE



THE OPPORTUNITY

CBRE, are pleased to present the first release of Lots 28 – 30 for sale at The Link Coomera on behalf of Polaris Coomera Pty Ltd. These outstanding lots provide buyers with the opportunity to secure their piece of commercial land along the M1 Motorway between Coomera and Pimpama, two of the fastest growing suburbs on the Gold Coast.

The Lots benefits from being within close proximity to the new Westfield Coomera Shopping Centre, Coomera Railway Station and Exit 54.

The offering:

- Highway exposed land available for sale
- Mixed use / fringe business zoning allowing for a variety of users
- Direct and easy access to M1 Motorway at Exit 54
- Close proximity to Westfield Coomera and Coomera Rail Station

Available Lots for purchase:

- Lot 28 (5,512sqm*)
- Lot 29 (1.61HA*)
- Lot 30 (1.37HA*)
- All lots will be benched, levelled and serviced

For further information on this outstanding opportunity your exclusive agents



Polaris Coomera Pty. Ltd.
Planning and Development

CBRE



COOMERA RAILWAY STATION

WESTFIELD COOMERA

DREAMWORLD

EXIT 54 - FO

SUBJECT SITE

LOT 30

THE PROPERTY



Property Address	The Link Coomera – Pacific Highway Coomera
Planning	Lot 1 on SP 209027
Local Authority	Gold Coast City Council
Property Zoning	Mixed Use or Fringe Business Precinct Please visit the following website for further details on zoning: https://cityplan.goldcoast.qld.gov.au/ePlan/#Rules/0/19/1/0
Available Lots For Sale	Lot 28 – 5,512sqm* Lot 29 – 1.61ha* Lot 30 – 1.37ha*
Sale Price	All offers welcomed

*subject to survey



GOLD COAST AIRPORT

SURFERS PARADISE

ROBINA STATION

HELENSVALE LIGHT RAIL LINK

HELENSVALE

MOVIE WORLD

HOPE ISLAND

COOMERA MARINE PRECINCT

SPORTS CENTRE

DREAMWORLD

FERNDALE ESTATE

WESTFIELD TOWN CENTRE

EXIT 54

TAFE

COOMERA STATION

FUTURE RESIDENTIAL

COOMERA



GAINSBOROUGH GREENS GOLF COURSE

GOLD COAST - BRISBANE RAILWAY

THE LOCATION



The Link Coomera is located approximately 24km north of Surfers Paradise and 55km south of Brisbane city.

The Link Coomera provides easy access to the Gold Coast Airport, Brisbane CBD, Brisbane Airport and the Port of Brisbane via all major arterials including the M1 Motorway, Gateway Arterial and Logan Motorway.

TRAVEL DISTANCES (approximately)

- 800m - Coomera Town Centre (future access).
- 800m - Coomera Railway Station (future access).
- Adjacent to M1 Motorway & Exit 54.
- 4km - Gold Coast Coomera Marine

Precinct (Rivera).

- 15km - Yatala Enterprise Area.
- 24km - Surfers Paradise.
- 30km - Robina Town Centre.
- 50km - Gold Coast Domestic & International Airport.
- 55km - Brisbane CBD.
- 65km - Port of Brisbane.



SNAPSHOT



ADJACENT TO EXIT 54



800M TO COOMERA RAILWAY STATION



800M TO WESTFIELD COOMERA TOWN CENTRE



50KM TO GOLD COAST AIRPORT



65KM TO PORT OF BRISBANE



SALE PROCESS

REGISTER YOUR INTEREST

Available lots at The Link Coomera are the subject of request for Expressions of Interest.

1. If you are interested in submitting your interest for one or more lots, contact us to receive the request for Expressions of Interest.
2. Submit an expression of interest (attached) to the vendor's agent
3. All Expressions of Interest are to be lodged on the terms set out in the request for Expressions of Interest.

FURTHER INFORMATION

For further information, please contact:

David Corke
david.corke@cbre.com.au
+61 408 426 242

Luke Brechin
luke.brechin@cbre.com.au
+61 401 594 416

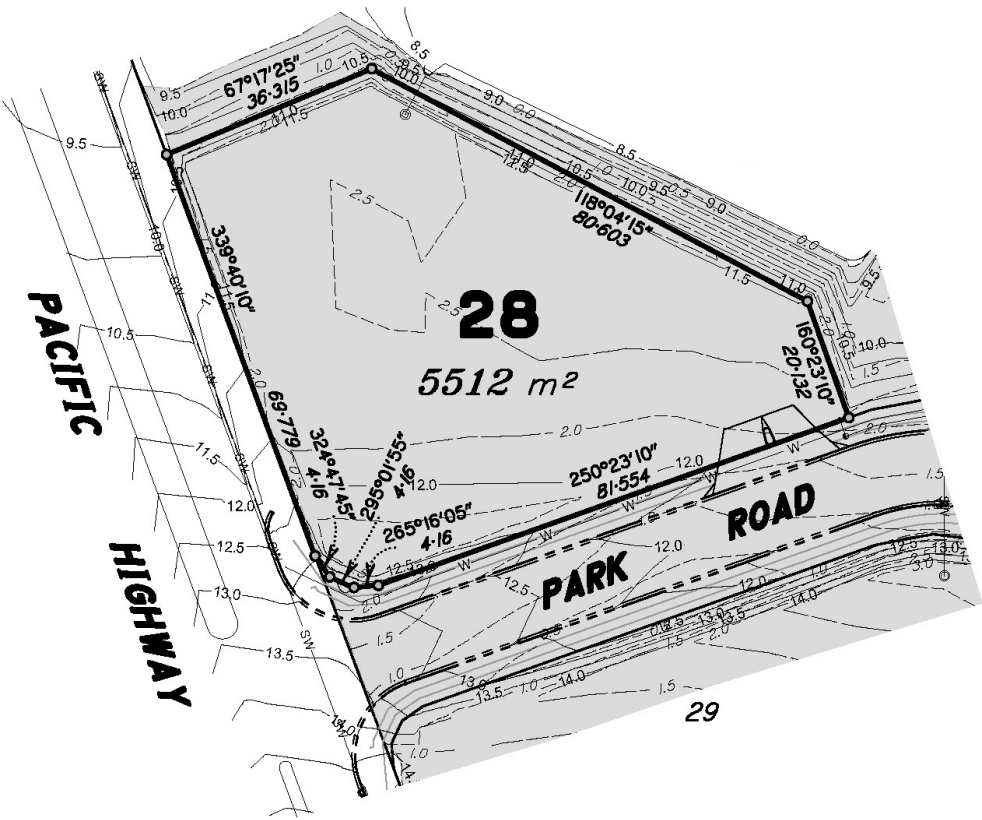
CBRE

Level 18, 50 Cavill Avenue, Surfers Paradise QLD 4207

PO Box 925, Surfers Paradise QLD 4207

T: +61 7 5581 2000 F: +61 7 5581 2099

ANNEXURE A - PLANS



30
1.37 ha

WALL HEIGHTS	
Lowest	0.5
Highest	3.4
Average	1.9

801 (Pt)

ANNEXURE B - EXPRESSION OF INTEREST

ATTENTION: DAVID CORKE, LUKE BRECHIN

PROPERTY: LOT ____ THE LINK COOMERA

ENTITY:

ABN:

ADDRESS:

CONTACT:

PHONE:

PURCHASE PRICE:

DEPOSIT:

PROPOSED SETTLEMENT PERIOD:

BUYERS SOLICITOR

ATTENTION:

ADDRESS:

COMPANY:

EMAIL:

PHONE:

SPECIAL CONDITIONS (IF ANY):

SIGNED:

DATE:



THE LINK
COOMERA

CBRE