

15,241m² **GROSS**
164,052.76sqft **LETTABLE**
AREA

2 SOUNDSTAGES 6,014m² | 64,734.16ft²
2 WAREHOUSES 6,012m² | 64,712.63ft²
MIXED USE BUILDING 3,008m² | 32,377.84ft²
PRODUCTION OFFICE 207m² | 2228.13ft²

APPROX. **200**
PARKING
SPACES




BRISBANE OFFERS A **DIVERSE**
SELECTION OF **LANDSCAPES.**

ALL **WITHIN** AN EASILY ACCESSIBLE **30 MINS**

QUALITY STUDIO, WAREHOUSE AND OFFICE SPACE, CONVENIENTLY LOCATED AND CENTRALLY CONNECTED

15 MINS TO BRISBANE AIRPORT **20 MINS** TO FORTITUDE VALLEY
25 MINS TO BRISBANE CBD **5 MINS** TO GATEWAY MOTORWAY
15 MINS TO WOOLLOONGABBA **60 MINS** TO GOLD COAST
30 MINS TO CLEVELAND
(WATER FILMING LOCATION)

PUBLIC TRANSPORT

TRAIN:
Hemmant Train Station 10min walk
Line: Roma St Station to Cleveland
Crosswalks and sidewalks entire route
from station to destination
Train Timetable 5:09am to 12:09am

BUS:
Option walk +
bus changes for direction
heading to Brisbane City

For all enquiries:
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45 Gosport Street Hemmant
QLD 4174
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PROPERTY HIGHLIGHTS

Address	45 Gosport Street, Hemmant QLD 4174		
Parking	Approx. 200 Onsite parking		
Asset	Size	Description	Available date
Building A	207m ² 2228.13 ft ² . 22 workstations. Kitchen facilities include dishwasher, microwave. Attached outdoor kitchen (BBQ space).	Production Office. Internet Access. Kitchen facilities.	December 2018
Building B ¹	1,504m ² 16,189 ft ² Ceiling Height 6.2m-7m 20-22ft. 2 x access doors w4.5m x h5.5m 15-18ft.	Open span warehouse space with laundry facility.	December 2018
Building B ²	1,504m ² 16,189 ft ² Ceiling Height 6.2m-7m 20-22ft. 2 x access doors w4.5m x h5.5m 15-18ft.	Open span warehouse space with laundry facility.	December 2018
Building C	3,007m ² 32,367.08 ft ² Ceiling Height 6.2m-7m 20-22ft. 4 x access doors w4.5m x h5.5m 15-18ft.	Open span warehouse space	December 2018
Building D Soundstage	3,007m ² 32,367.08 ft ² Ceiling Height 6.2m-7m 20-22ft. 4 x access doors w4.5m x h5.5m 15-18ft.	Open span warehouse space converted to soundstage. Building has acoustic coverage and special doors to reduce external sounds.	December 2018
Building E Soundstage	3,007m ² 32,367.08 ft ² Ceiling Height 6.2m-7m 20-22ft. 4 x access doors w4.5m x h5.5m 15-18ft.	Open span warehouse space converted to soundstage. Building has acoustic coverage and special doors to reduce external sounds.	December 2018
Building F	3,007m ² 32,367.08 ft ² Ceiling Height 6.2m-7m 20-22ft. 4 x access doors w4.5m x h5.5m 15-18ft.	Open span warehouse space	December 2018
Outdoor Area - Car Park/ Backlot		Bitumen Space available between building including undercover areas.	
Outdoor Area - BBQ/ Outdoor Kitchen	Seats BBQ Size	Small outdoor BBQ area off Building A	

The total building area is 15,241 square metres over 3.568 hectares.