

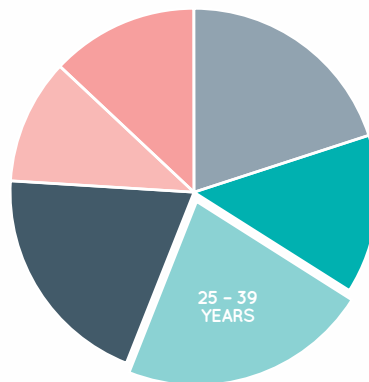


Brookside has been northwest Brisbane's dominant retail and services destination for over 50 years.

Located just 9kms from the Brisbane CBD, the Centre offers a complete shopping experience for the 152,600 people who live within the trade area, as well as the Enoggera Army barracks, which is in close proximity.

Customers enjoy an abundance of undercover parking which is unrivalled in the market and the Centre is also highly accessible via public transport with a bus and train station right on our doorstep.

AGE PROFILE



| | |
|---------------|-----|
| 0 - 14 YEARS | 20% |
| 15 - 24 YEARS | 14% |
| 25 - 39 YEARS | 22% |
| 40 - 54 YEARS | 20% |
| 55 - 64 YEARS | 11% |
| 65+ YEARS | 13% |

KEY FEATURES

109

NUMBER OF TENANTS

330m

TOTAL ANNUAL SALES (\$)

50,140

GROSS LEASABLE AREA (M2)

2,680

CAR PARKS
1,619 ARE UNDERCOVER

4.7m

ANNUAL CUSTOMER VISITS

MAJORS

- WOOLWORTHS
- BIG W • COLES
- TARGET • TK MAXX
- THE BROOK HOTEL

DEMOGRAPHICS

SUCCESS STORIES,
SUBURBAN FAMILIES,
INNER-CITY PROFESSIONALS

MARKET

152,600

TRADE AREA POPULATION

| STORE | LOCATION | STORE | LOCATION | STORE | LOCATION |
|---------------------------------|----------|----------------------------------|----------|------------------------------|----------|
| MAJORS / MINI MAJORS | | McDonald's | FF2 | Stefan | 26 |
| Big W | 60 | Orange Tea | K14 | HOMEWARES & GIFTS | |
| Coles | 16 | Peacock & Peony Cafe | 31 | Kindred Boutique + Gifts | 10.4 |
| Petrol Plus | 69A | Shingle Inn | 25 | Robins Kitchen | 7.4 |
| Target | 1 | Sushi Honke | 116 | Rugs & Flooring | 11.3 |
| The Reject Shop | 45 | Sushi Hub | 29 | Smokemart & Giftbox | 10.1 |
| TK Maxx | MM2 | The Brook Hotel | 44 | Typo | 21 |
| Woolworths | 69 | The Coffee Club | 79 | JEWELLERY | |
| FASHION | | Top Asian | K20 | Prouds | 52 |
| Bras 'N' Things | 8 | Sushi Man | K5 | Wallace Bishop | 9.4 |
| City Beach | 26 | GENERAL | | MEDICAL / EYEWEAR | |
| Connor | 41A | Brook Nexira News | 90 | Bay Audio | 70 |
| Colton On Mega | MM1 | Discount Station | 43/47 | Brookside Family Clinic | 8.7 |
| Jacqui E | 18 | EB Games | 72 | Laubman & Pank | 7.6 |
| Jeanswest | 5 | Ride Smart | OH | My Gentle Dentist | OB |
| La Moda Boutique | 99 | FINANCIAL | | OPSM | 9.6 |
| Lowes | 15 | ANZ Bank | 83 | Pacific Smiles Dental | 8.1 |
| Miller's | 49 | Bank of Queensland | 59 | QML | 86/87 |
| Noni B | 10 | Bendigo Bank | 114B | Specsavers | 7.3 |
| Sportsgirl | 19 | Commonwealth Bank | 100 | Terry White Chemmart | 86/87 |
| Sussan | 48 | H & R Block | 37 | The Optical Superstore | 3.9 |
| Suzanne Grae | 4 | Heritage Bank | 57 | SERVICES | |
| FOOTWEAR | | ITP | OD | ArtSpace Mitchelton | OG |
| My FootDr | 118 | NAB | 84 | Australia Post | 3.5 |
| Mathers | 2 | Suncorp | 33 | Centre Management | OF |
| Suna Shoes | 9 | Travel Money Oz | 82 | Brookside Music Academy | OE |
| Williams | 6 | Travelx | K19 | EV Charging Station | EVI |
| FASHION ACCESSORIES | | Westpac Bank | 42 | Flight Centre Mega | 8.2 |
| Lovisa | 7 | HAIRDRESSERS & BEAUTY | | Healers Massage | 11.1 |
| Strandbags | 50 | Aldos | 40B | Kangaroo Mobile | 11.0B |
| FRESH FOOD / LIQUOR | | Cut Xpress | 110C | Max Employment | 11.4D |
| Bakers Delight | 17A | Ella Baché | 40A | Meridian Massage | 9.5 |
| BWS | 10.2 | Forever Nails | 32 | Mister Minit | K6 |
| Dan Murphy's | 44 | Forever Nails Beauty Lounge | 106 | Mobile Experts | K01 |
| HealthShop | 91 | H.T. Barbershop | 17C | Optus | 110A |
| Liquorland | 110D | Kasha Barbers | 58 | Police Beat | 98B |
| FOOD - EAT IN / TAKEAWAY | | Magic Thread | K18 | Star Car Wash | CWSH |
| Boost Juice | K15 | Price Attack | 77 | Telstra Store | 9.8 |
| Carpe Diem | 10.5 | ProfessionNail | 112 | T-Mate Mobile Accessories | 3 |
| Donut King | K7 | S&S Hair & Beauty | 51 | T Shine Case | K17 |
| Gloria Jean's | K9 | Shehnaz Beauty | 111A | Vodafone | 10.3 |
| Ipsa Kebabs | 30 | SILK Laser Clinics | 71 | | |
| Jayliano's | FF1 | | | | |

LEASING ENQUIRIES

GLENN HINCHEY Portfolio Leasing Manager
M 0.413 200 008 P 07 3323 8888
E ghinchey@retailfirst.com.au

Retail First

Disclaimer: The shopping centre described in this publication is managed by Retail First Pty Ltd. Whilst all reasonable efforts have been made to ensure the information in this publication is accurate and up to date, Retail First maintains the right to update or change the information at any time, without notice to users. Retail First does not warrant the content or accuracy of the information in this publication, including information sourced from third parties, and does not guarantee that any forward looking statement, image, artist impression, or forecast in this publication will actually occur. Retail First has taken all reasonable care when preparing this publication but accepts no liability from the use or reliance of the information. This publication was created in December 2024. ABS Census data 2016.

159 OSBORNE ROAD, MITCHELTON QLD 4053 | P (07) 3355 5211
E BROOKSIDE@RETAILFIRST.COM.AU | W WWW.BROOKSIDE.COM.AU



GROUND

