



GOOD IS FAST CONNECTIONS

GREAT IS WHAT YOU DO FROM HERE

Redbank Motorway Estate
51-57 Monash Road
Redbank, QLD

MAKING
SPACE
FOR
GREATNESS



Strategic location



Redbank Motorway Estate is a modern industrial and logistics precinct comprising over 300,000 sqm of lettable area.

Situated adjacent to the Ipswich Motorway, with direct connections into Brisbane's key arterial networks.

Home to some of Australia's largest corporations including Australia Post, Fedex and Coles, Queensland's leading corporate and industrial park.

VIEW FROM ABOVE



VIEW FROM ABOVE



BRISBANE CBD

Rheinmetall

L'Oréal - under construction

Australia Post

51-57 Monash Road

Visy

FedEx

Lawrence & Hanson

Quantum Systems

DB Schenker

Progress Rail

Bapcor

CHEP

Coles

Redbank Railway Station

Ipswich Motorway

REDBANK PLAZA

AERIAL VIEW



57 Monash Road

51 Monash Road

Moreshead Crescent

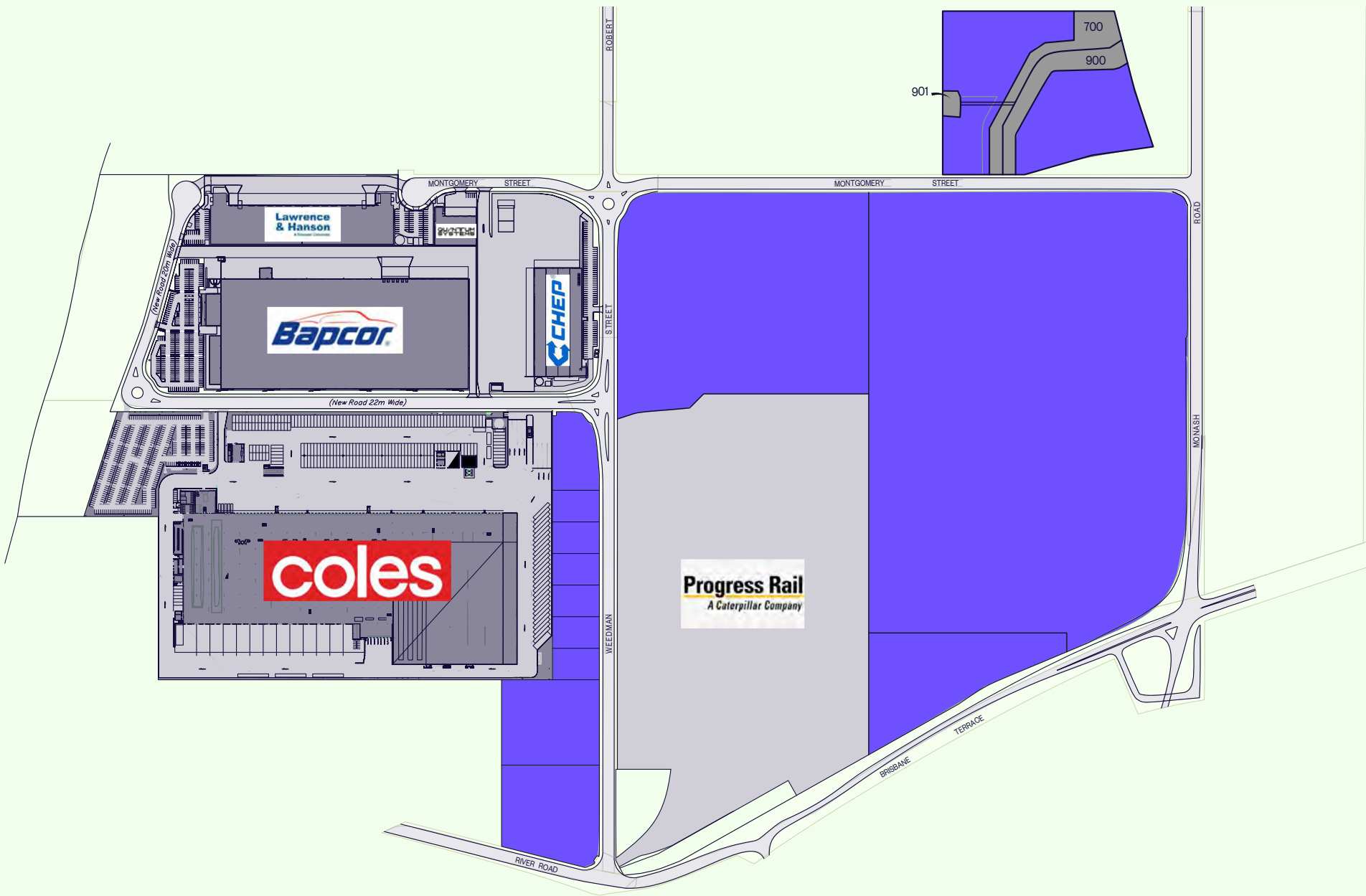
Monash Road

MASTERPLAN - NORTH SECTION



- SUBJECT SITES
- PRE-LEASE OPPORTUNITIES

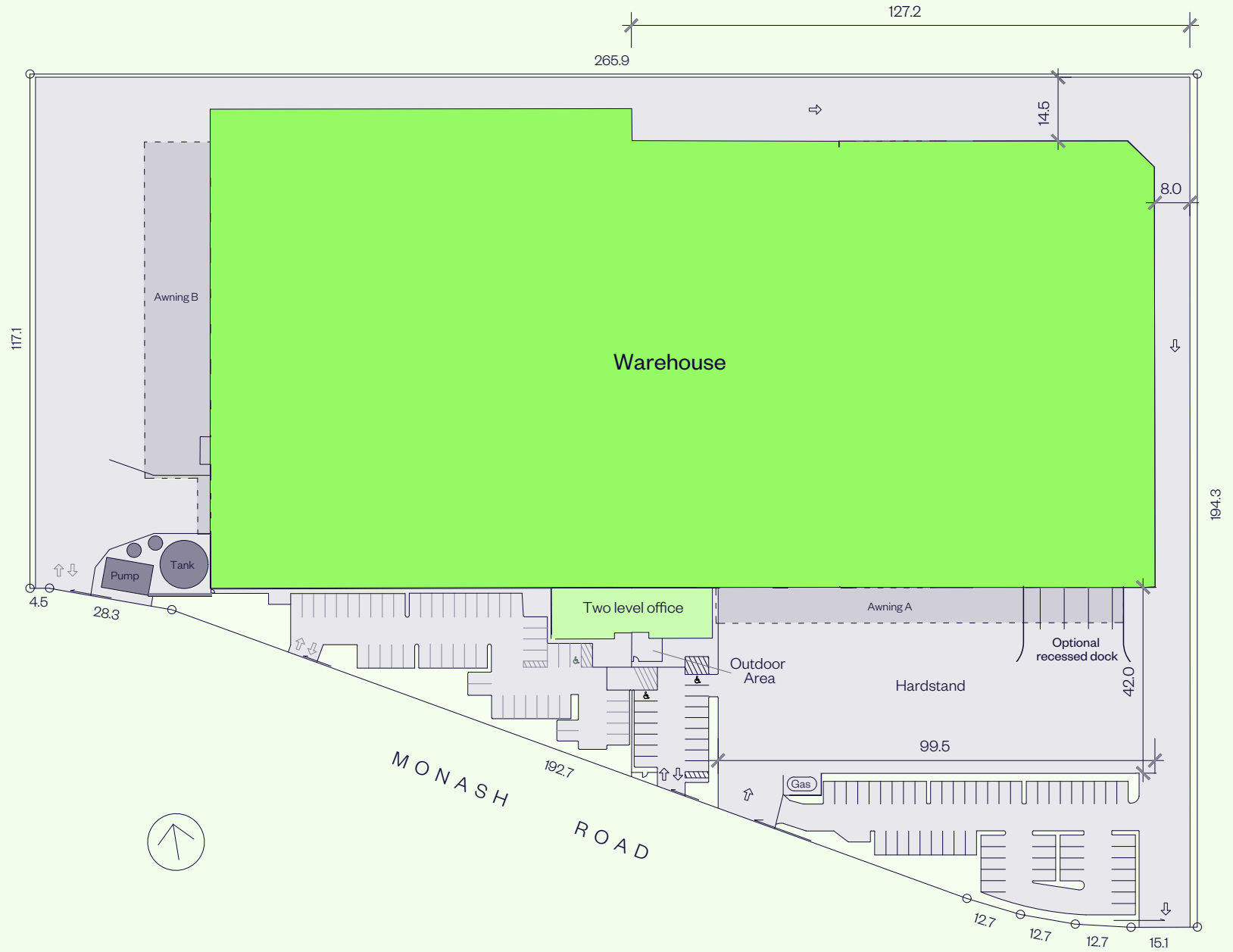
MASTERPLAN - SOUTH SECTION



51 - 57 Monash Road

SITE PLAN - COMBINED OPTION

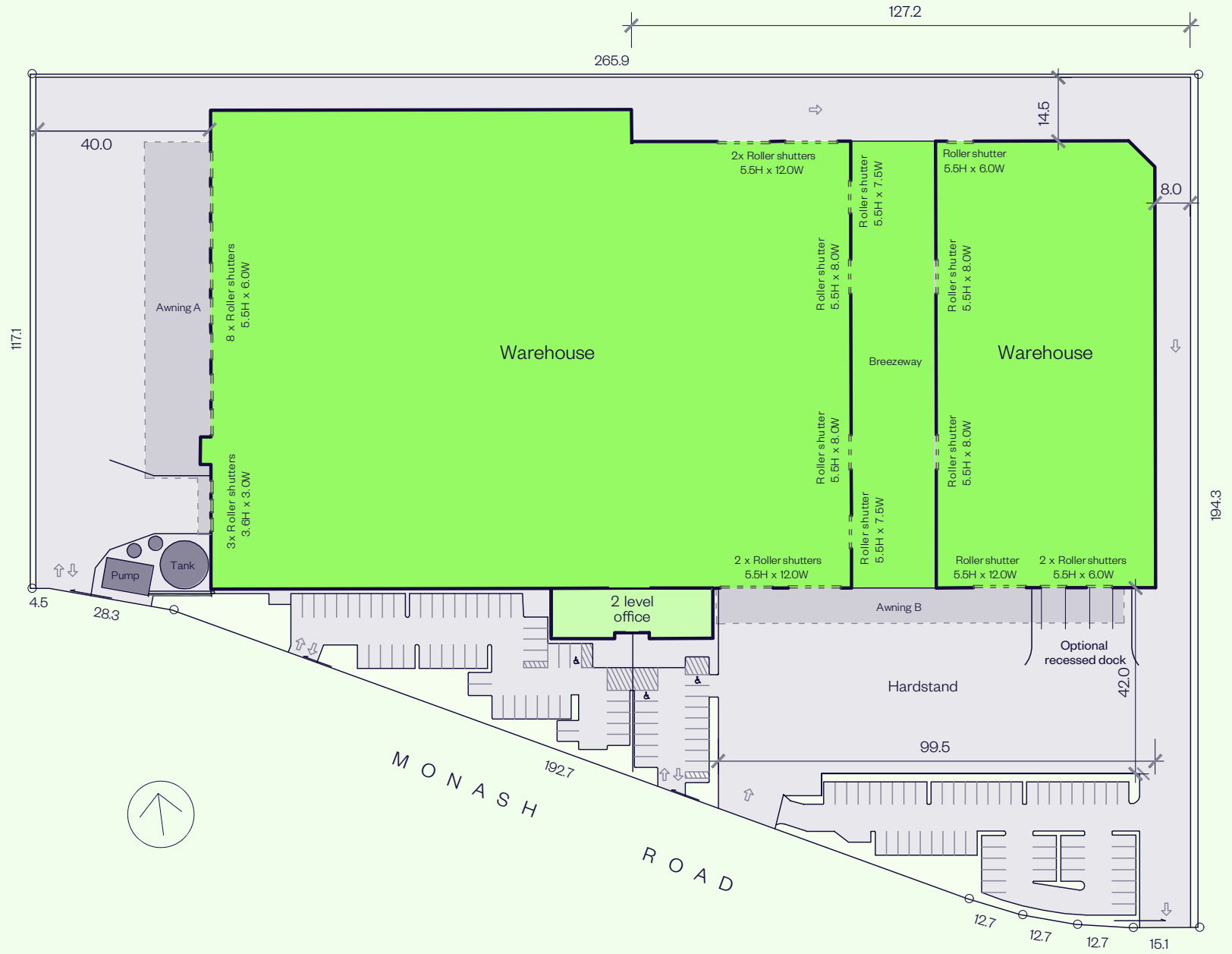
AREA SCHEDULE	SQM
Warehouse	22,371
Ground floor office	602
First floor office	409
Total building area	23,382
Car spaces	108



51 - 57 Monash Road

COMBINED OPTION PLAN - RETAINED BREEZEWAY

AREA SCHEDULE	SQM
Warehouse	20,404
Breezeway	1,967
Ground floor office	602
First floor office	409
Total building area	23,382
Car spaces	108



51- 57 MONASH ROAD FEATURES

- + 22,371 sqm flexible warehouse with internal clearance up to 12.4m
- + Drive around access
- + Two 40m wide secure hardstands including container rated area
- + Modern light-filled office over two levels
- + Large awnings for all-weather loading
- + Oversize roller shutters up to 12m wide
- + Designed for 40kPa UDL and six tonne point load
- + 200kW rooftop solar system subject to approval
- + LED lighting throughout
- + 108 on-site parking spaces
- + Option to retain existing 1,967 sqm breezeway
- + Option to retain fully compliant tyre storage
- + Option to install two additional recessed loading docks.



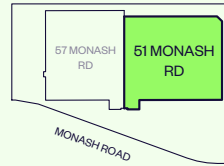
* Option to retain fully compliant tyre storage

51 Monash Road

WAREHOUSE PLAN

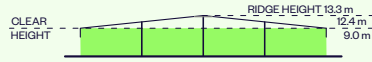
AREA SCHEDULE	SQM
Ground floor	
Warehouse	10,051
Breezeway	1,967
Office & amenities	206
Warehouse amenities	54
Dock office	23
First floor	
Office & amenities	204
Total building area	12,505
Outdoor area	42

LOCATION PLAN

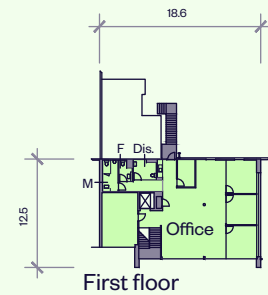


NOT TO SCALE

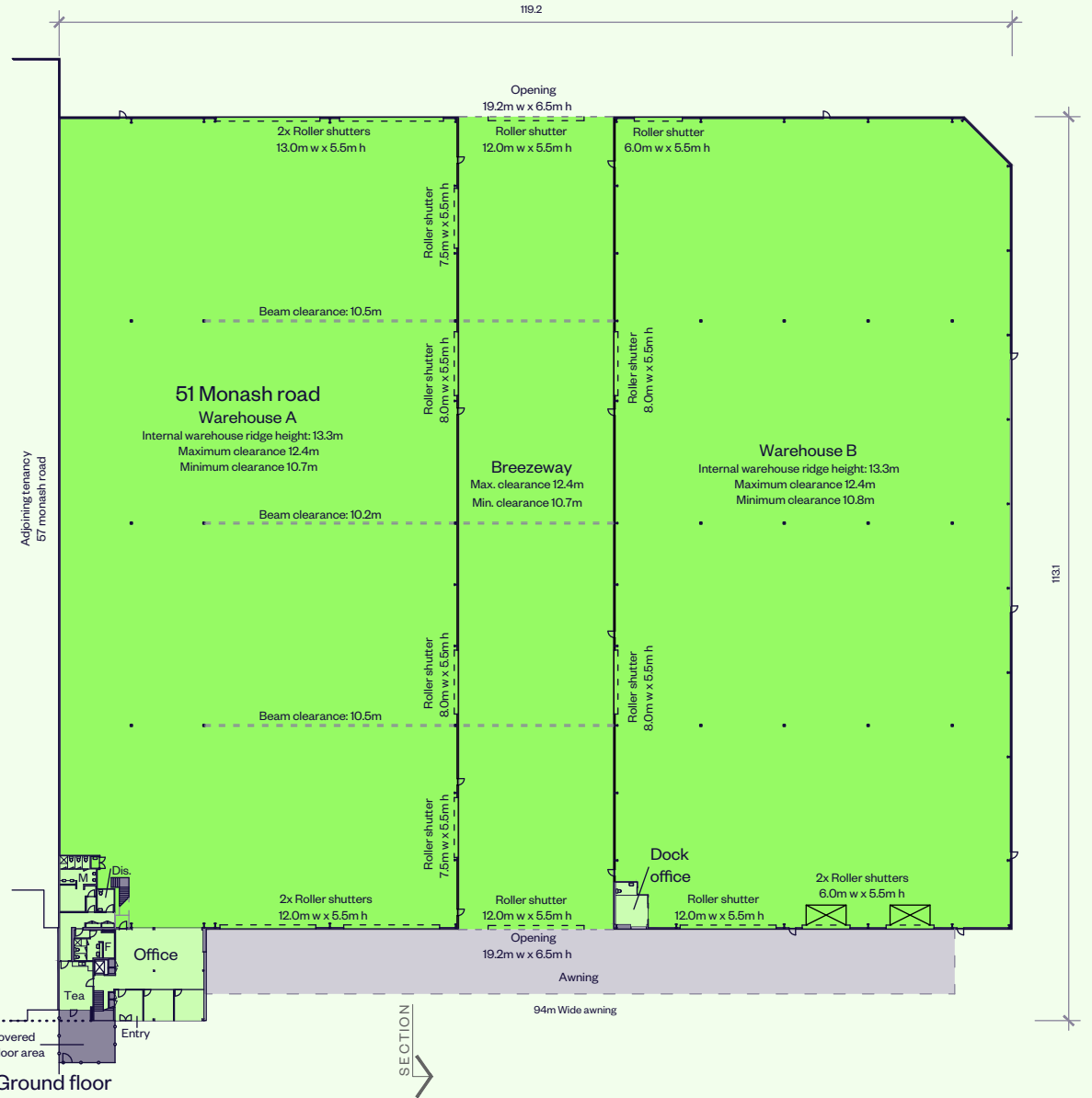
TYPICAL CROSS SECTION



NOT TO SCALE



First floor

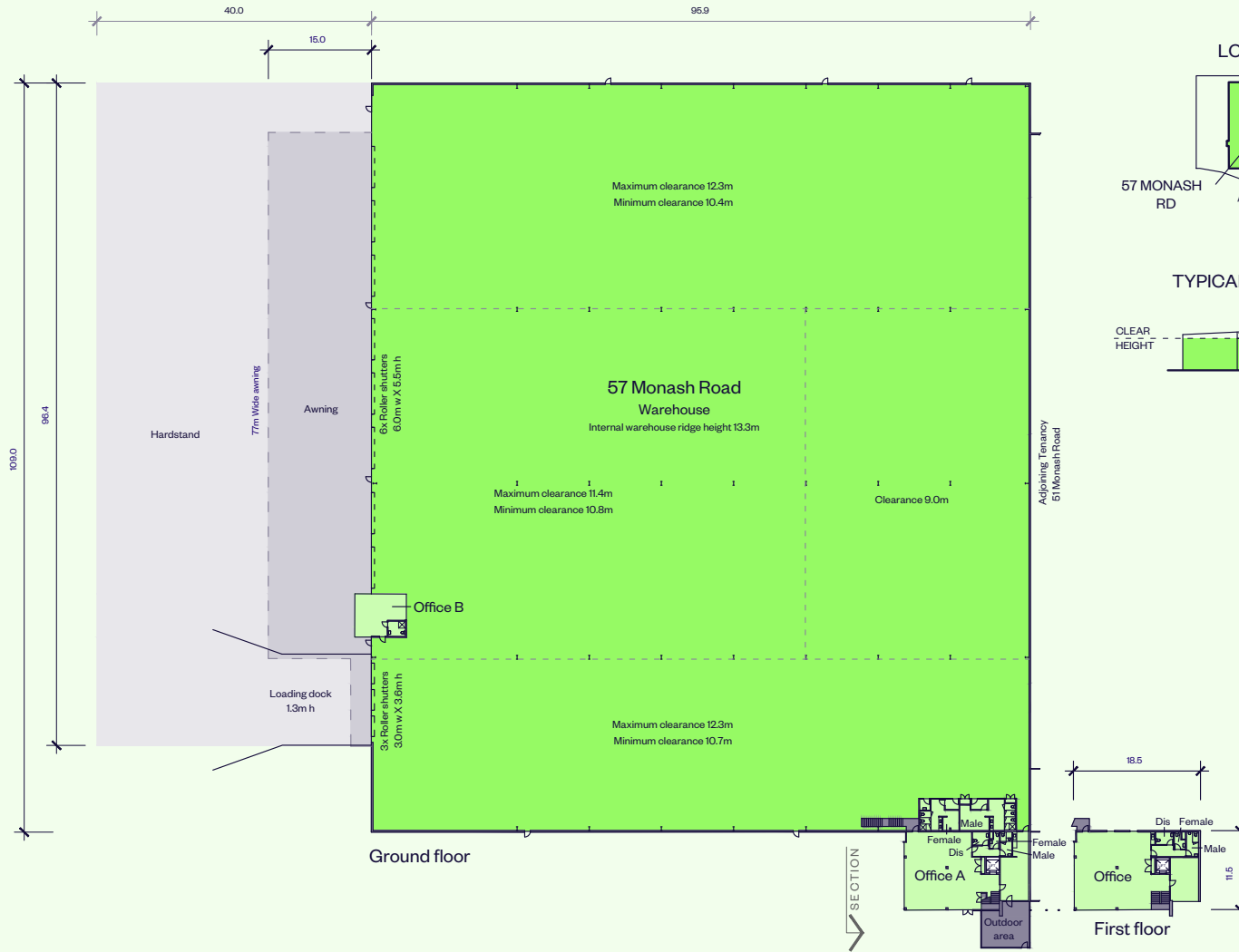


Ground floor

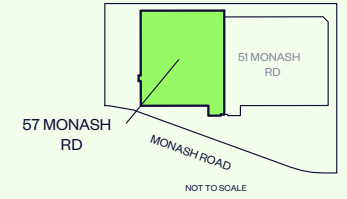
SECTION

WAREHOUSE PLAN

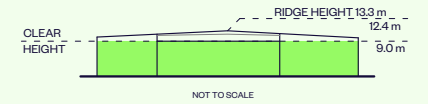
AREA SCHEDULE	SQM
Ground floor	
Warehouse	10,353
Office A & amenities	273
Office B & amenities	46
First floor	
Office & amenities	205
Total building area	10,877
Outdoor area	44
Hardstand	3,835



LOCATION PLAN



TYPICAL CROSS SECTION



1KM

to Ipswich Motorway

1.5KM

to Redbank train station

2KM

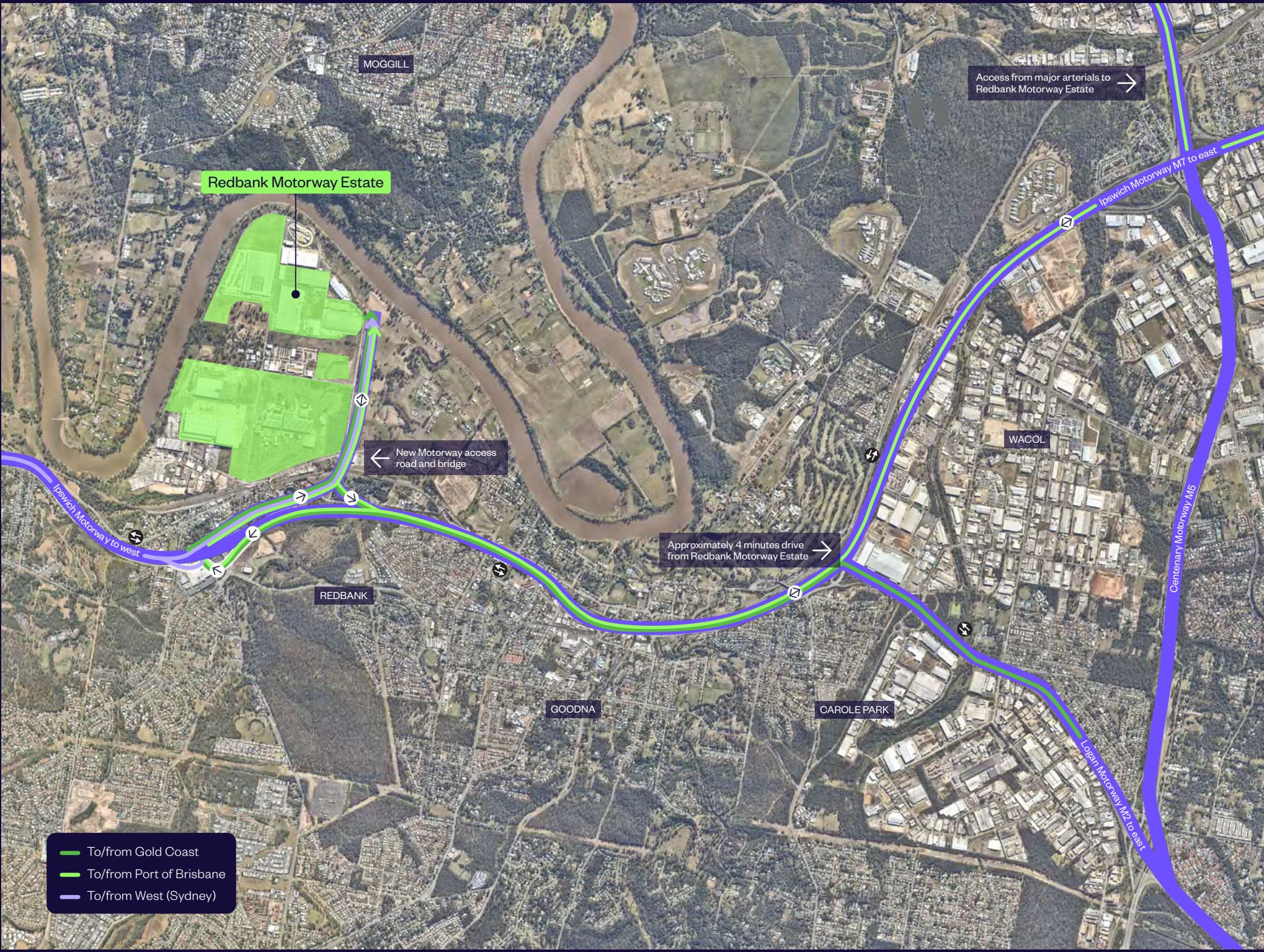
to Redbank Plaza

28KM

to Brisbane CBD

**Easy
access**

ACCESS





Redbank Motorway Estate is ideally located in the thriving South East location of Ipswich, benefiting from excellent road, rail and public transport connectivity.

Road

The estate is strategically positioned on the national road network, with connections to the Ipswich (1km from the Estate) and Logan Motorways, Cunningham/Warrego Highways and the Centenary, Gateway and M1 Motorways.

Train

Redbank train station has regular services arriving and departing approximately every 6 minutes in peak hour to Brisbane City, surrounding suburbs and beyond.

Services include:

- + Rosewood train – Caboolture to Rosewood via Brisbane City
- + Caboolture train – Ipswich via Brisbane City
- + Ipswich train – Caboolture via Brisbane City to Ipswich
- + Nambour train – Nambour via Brisbane City to Ipswich
- + Doomben train – Ipswich via Brisbane City
- + Redcliffe Peninsula train – Ipswich via Brisbane City
- + Springfield Central is also easily accessible on the Caboolture line via Darra station to the Springfield line.

Bus

- + Route 500 provides services between Goodna, Redbank, Riverview, Booval, Ipswich and Riverlink
- + Route 525 provides services between Redbank Plaza, Collingwood Park and Redbank Station (loop)
- + Route 526 provides services between Redbank, Redbank Plains, Augustine Heights and Springfield.

Redbank Motorway Estate has two existing bus shelters for future bus services.

CONNECTIVITY



As an A-double and B-double approved estate, businesses relocating to Redbank Motorway Estate can enjoy a range of additional cost savings that A-double access can bring to your bottom line.

A-double vehicles permit the transportation of 2 x 40 foot containers on one truck, allowing you to move larger loads using fewer trucks.

With A-doubles you can save on fuel, drivers, insurance, reduce carbon footprint and maintenance costs.

REDBANK MOTORWAY ESTATE



MAJORITY OF ESTATES



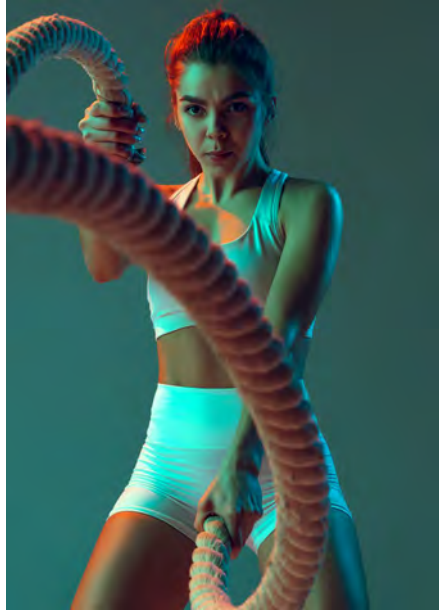
SOME ESTATES



*Indicative transport cost savings. All parties should rely on their own investigation and assessments.

ACCESS ADVANTAGE

NEARBY AMENITY AND SERVICES



On-site cafe

- + Located on Robert Smith Street, Zac's Carvery provides staff and visitors with a range of freshly made food and drinks and corporate catering.

Shopping

- + Redbank Plaza – (Big W, Optus, Kmart, Vodafone, Australia Post, Aldi) 1 Collingwood Drive, Redbank
- + Town Square Redbank Plains Shopping Centre – (Woolworths, Aldi, Target, Australia Post, DAISO) 357/403 Redbank Plains Road, Redbank Plains
- + Orion Springfield Central – (Event Cinema, JB HI-FI, Coles, Aldi, NAB, CBA, ANZ, Westpac, Suncorp) 1 Main Street, Springfield

Child care and early education

- + Montessori Pathways – 47-49 Brisbane Road, Redbank
- + Rising Stars – 11 Collingwood Drive, Redbank
- + Goodstart Early Learning – 112-114 Eagle Street, Redbank Plains
- + The Lakes Early Learning Child Care Centre – 3 Spring Avenue, Springfield Lakes
- + Kindy Patch – 37 Sinnathamby Boulevard, Springfield
- + Guardian Early Learning Centre – 51 Barry Alexander Drive, Springfield

Food and hotels

- + McDonald's – Shop 219 Level 2, Redbank Plaza
- + KFC – 1 Collingwood Drive, Redbank
- + Boost Juice – Shop K2.5 Level 2, Redbank Plaza
- + Coffee Club – Shop K12 Level 2, Redbank Plaza
- + Nando's – 357/381 Redbank Plains Road, Redbank Plains
- + Subway – 494 Redbank Plains Road, Redbank Plains
- + Sushi 79 – 357/381 Redbank Plains Road, Redbank Plains
- + Pho Express – 357/381 Redbank Plains Road, Redbank Plains
- + Food Industry Café – 59 Brisbane Road, Redbank
- + The Commercial Hotel – 72 Brisbane Road, Redbank
- + Kerwick Hotel – 1 Kerwick Street, Redbank

Fitness

- + Freedom Health and Fitness – 9/59 Brisbane Road, Redbank
- + Just Sports n' Fitness – 1 Chalk Street, Redbank
- + Anytime Fitness – Intersection of Jones and Redbank Plains Road, Redbank Plains.

Key area statistics

 **2.8m**
TOTAL POPULATION

 **1.1m**
TOTAL HOUSEHOLDS

 **\$44,860bn**
TOTAL PURCHASING POWER

Total spend on

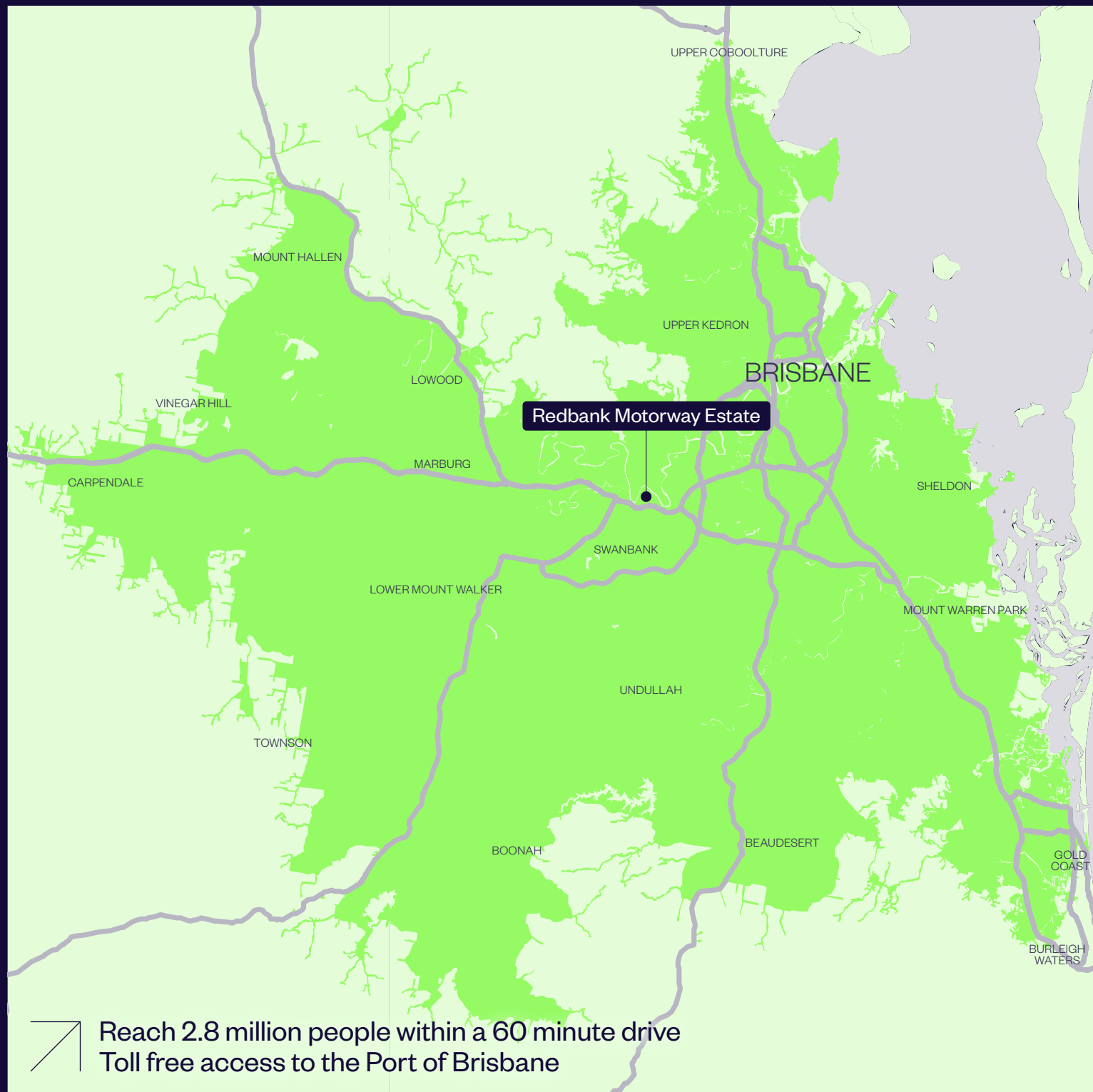
 **\$3.4bn**
CLOTHING

 **\$11.4bn**
FOOD + BEVERAGE

 **\$2.8bn**
PERSONAL CARE

**WITHIN
60 MINUTE
DRIVE TIME**

Source: Esri and Michael Bauer Research



Our teams provide progressive insights to business needs in an ever-changing world



SERVICE

Customer focus

Dedicated Building Managers provide on-site support for day-to-day operations, while Property and Asset Managers are available to discuss leasing, administration or modifications to tenancies.

Presentation

Our property services teams attend to your operational needs and provide unparalleled maintenance and presentation standards.

CONTACT



ENQUIRE NOW

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