

Now Leasing

Woolworths Emerald Hill Shopping Centre



This is your opportunity to join Woolworths Emerald Hill
with approximately 15 specialty stores and services

9 Diamantina Blvd, Brassall QLD 4305
Corner Diamantina Blvd and Ipswich Warrego Hwy Connection (Fernvale Rd)

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PROPERTY

Woolworths 

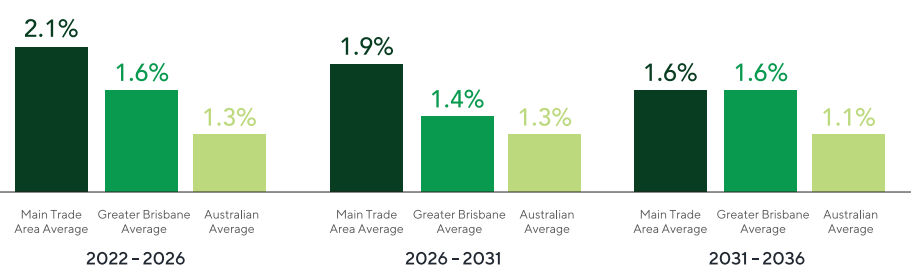
The Location

Emerald Hill Shopping Centre is a vibrant, family friendly neighbourhood shopping centre with everyday convenience at its heart. The centre is prominently located at the corner of Diamantina Blvd and the Ipswich Warrego Highway Connection (Fernvale Road). It benefits from strong positioning within an established and rapidly growing residential catchment, with convenient adjacency to the Warrego Highway.

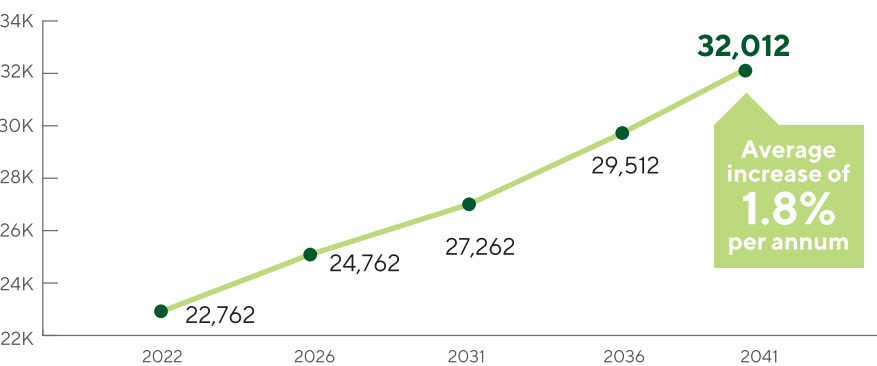
Road upgrades will ensure easy access from the road network, with a new all turns access off Diamantina Blvd, and slip lane entry off the Ipswich Warrego Highway Connection. The intersection on the corner of Diamantina Blvd and Fernvale Rd will also be converted to an all turns signalised intersection.

Due for completion early 2026, Emerald Hill Shopping Centre will comprise a full-line Woolworths supermarket, 300 on-grade carparks and opportunities for approximately 15 specialty shops. We are seeking a broad mix of specialty, medical, pharmacy, allied health, food and beverage operators to create a convenient, lively and relaxed shopping destination for all to enjoy.

Main Trade Area Growth Forecast



Main Trade Area Population



Source: Location IQ Economic Consultants. Report - Ipswich Trade Area Assessment.

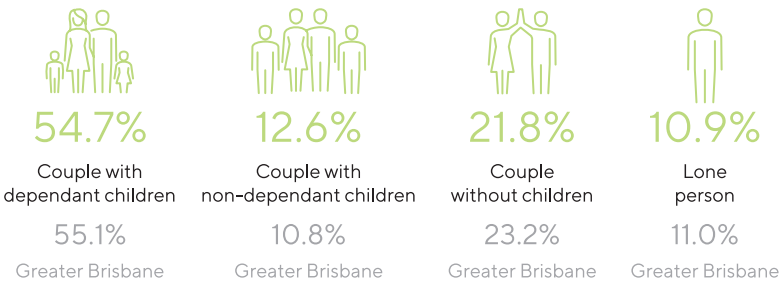


Competition for retail and pharmacy services is limited, with only one other full line supermarket and one other pharmacy in the main trade area. There is also a notable undersupply of medical and allied health services in the main trade area compared to state and national averages

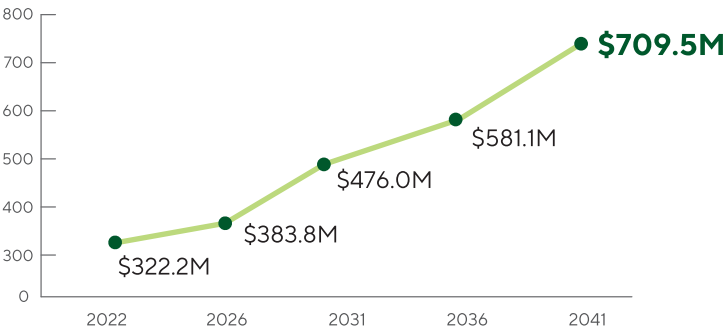


The Facts

Location Family Profile



Total Retail Spend



Main Trade Area Total Retail Expenditure



\$322.2M
with increase to
\$709.5M
by 2041

Average
Annual
Growth Rate
4.2%

Source: Location IQ Economic Consultants. Report - Ipswich Trade Area Assessment.





Woolworths

SERVICE ZONE

Woolworths

IPSWICH WARREGO HIGHWAY CONNECTION





For leasing enquiries, please contact Handler Property

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