

# Bank takes space in Southport tower

THE Bank of Queensland has chosen the Coast for its third private banking outlet nationwide.

The bank has secured space for the exclusive service in the second tower of the Raptis Group's \$700 million Southport Central trilogy.

With 9515sqm of strata-title office space across nine levels, tower two is eight suites away from a sellout ahead of the release of tower three's office precinct, a whopping 18,000sqm, later in the year.

BOQ has taken a five-year lease plus options on a 196sqm suite on the sixth floor of tower two which fronts Lawson and Garden streets.

Private banking is for high-net-worth clients who require special services to manage their wealth.

New Zealand-based Herbert Insurance Group joins BOQ in the tower after signing a five-year lease plus a five-year option on a 106sqm space on level six.

The company has operated in Australia for a decade and moves to Southport from Surfers Paradise.

A Coast lawyer has committed to a 155sqm suite on level two on a five-year lease with five-year option.

The three leases were negotiated for Raptis Group acting on behalf of the suites' private investor owners.

Leasing agents Kym Thrift, of Bayliss & Samra Commercial Realtors, and Michelle Dzakula, of Southport CBD Realty, handled the deals

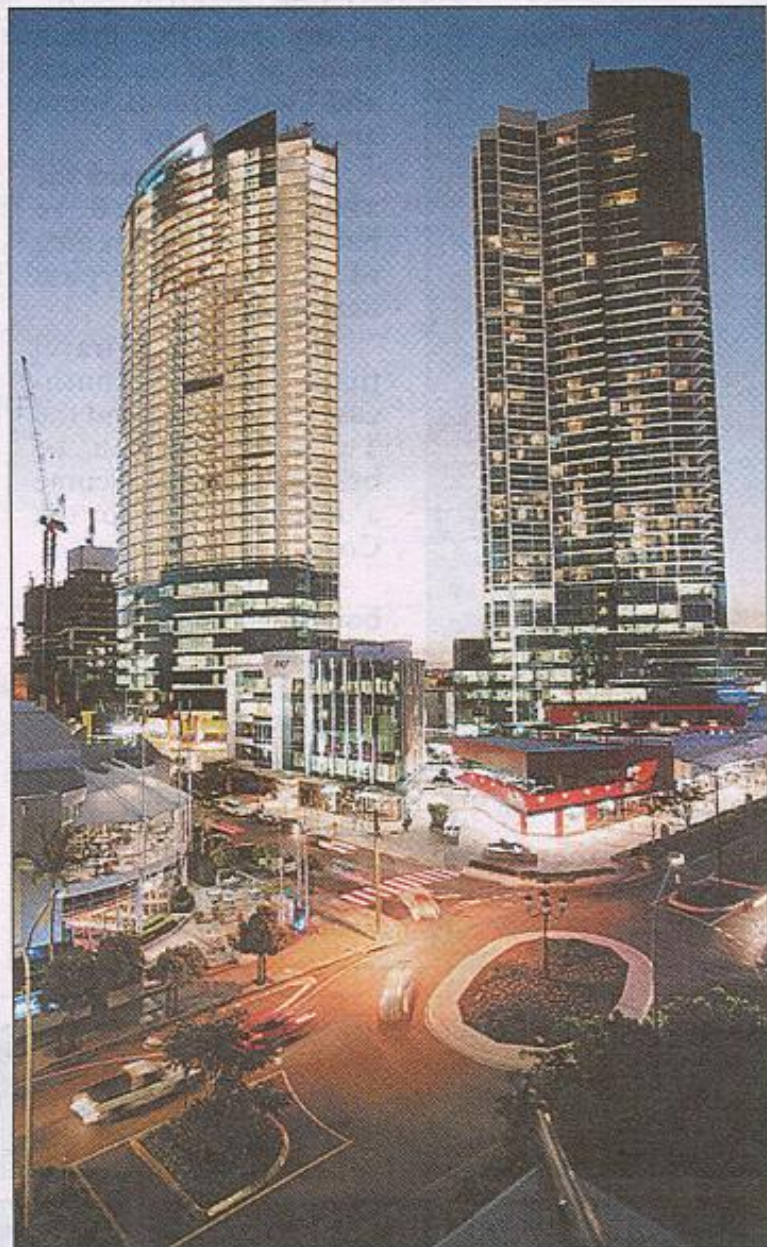
Ms Thrift said tenants were attracted to the business district location and high standard of finish.

Leasing rates achieved ranged between \$335/sqm and \$385/sqm net depending on the position and size of the tenancy.

Ms Thrift said remaining for-sale suites were priced from \$5500/sqm and incentives would be offered to investor and owner-occupier buyers.

She said there was limited opportunity to buy two or three suites in a line to create larger tenancies.

"This is ideal for those wanting to own and occupy and have room for future growth as the unused area can act as an investment in the meantime," she said.



Southport Central . . . sellout near for tower two