



Reno means centre won't miss the bus

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THE Gold Coast Council-owned Surfers Paradise Transit Centre is poised for a \$1.8 million makeover in a bid to attract new tenants.

The council has enlisted Bayliss & Samra Commercial Realtors to manage the property and launch a leasing campaign to fill its 2130sq m of lettable retail and office space.

The council plans to repaint the three-level building, on the corner of Beach Road and Remembrance Drive, and replace all the windows.

The centre sits on a 1.6ha property along with the Bruce Bishop multi-level carpark.

Kym Thrift, Nicholas Brown and Steven Black, of Bayliss & Samra Commercial Realtors, are marketing the transit centre retail and office opportunities.

Miss Thrift said that lease terms of five years were being offered at an undisclosed rate.

She said work on the refurbishment was scheduled to begin in July this year.

The building comprises 1230sq m of retail space at ground level, 550sq m of office space on the first floor and 350sq m on the top floor.

Miss Thrift said rents in the Surfers Paradise area ranged from \$700/sq m for retail space and from \$250/sq m for office.

"To date we have received very positive feedback from local businesses and national operators to be a part of the revitalised centre," she said. "It is hoped we will also have some strong operators to warrant new street-front shops with some alfresco dining.

"The campaign will be tenant-driven in terms of contributions and thoughts as to the mix and configuration of retailers.

"For some time the centre has faced an uncertain future. However, now that the council is able to offer long-term leases there will be more life and activity."

She said the transit centre would be ideal for travel-associated retailers, convenience uses and food offerings.

The centre also has access to more than 1600 parking spaces at Bruce Bishop Car Park as well as four bus bays.

Property manager Amrit Samra, of Bayliss & Samra, said the firm was proud to be associated with the re-leasing campaign.

"It's long-term plan for a viable mixed-use precinct," he said.

The expression-of-interest program closes on January 30.



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