



SPECIFIC FITOUT: Mitch Connell at 269 Wickham St, Fortitude Valley.

Picture: Lisa Clarke

College finds the Valley a natural fit

Chris Herde

AUSTRALIA'S leading natural medicine and health education institution has found a new home in Fortitude Valley.

The Australian College of Natural Medicine (trading as Endeavour College of Natural Health) has moved into 3000sq m over five levels at 269 Wickham St.

Trident Corporation's Mitch Connell, who negotiated the deal with CBRE, said the lease comprised 19 strata lots over most of the lower five floors of the C-grade building.

Most of the lots had previously been occupied by the Hospitality Training College.

"We were appointed by Ferrier

Hodgson to act on their behalf in a special situation advisory position and that was to help them divest 19 strata units at 269 Wickham St," he said.

"Trident drove the leasing and marketing of the tenancy and during that process commenced negotiations with Endeavour."

The previous tenant had a specific fitout which included an industrial kitchen, restaurant, offices and computer labs.

During the leasing process the lots were fully refurbished into contiguous office space, ensuring a high-end college/training facility.

It was understood ACNM secured an eight-year lease on the space.

Trident refused to reveal the leasing rate but other strata titles in

the tower rent for about \$400/sq m gross.

ACNM were previously on the corner of Water and Brunswick St in Fortitude Valley.

However, the college had to move after David Devine's Metro Property Group decided to buy the site for a new \$450 million mix-use development.

Mr Connell said the college "arrived on the scene" very quickly once it was known the 19 strata lots were available.

"They wanted to stay in Fortitude Valley, they had to find a place that had a partial fitout that was of value to them and they also had some timing issues because they had to align their move with their semesters," he said.