



ON TARGET: Bernie McKeering's hopes for this property are being realised.

Picture: Peter McNamara

Makeover boost

Chris Herde

A SUBURBAN office/retail complex that underwent an extensive refurbishment after it was bought five years ago with high hopes, continues to attract quality tenants.

Highpoint Plaza at 240 Waterworks Rd, Ashgrove, has secured five new tenants over the past few months ensuring it was almost fully occupied.

Trident Corporation director Bernard McKeering said while inquiry from traditional retailers was "soft", demand from service orientated tenants remained strong.

"There is currently one 78sq m tenancy on the ground floor of the

New tenants

- Learning and Development for Children: 127sq m
- McInnes Payne Chartered Accountants: 60sq m
- Windsor Group Property Management: 54sq m
- Advanced Foot Clinic: 63sq m
- Stationery House: 148sq m

5500sq m complex available for lease," he said.

Tenants in Highpoint include

Goodlife Health Club, Brazilian Beauty, Bank of Queensland, QML, Ashgrove Serviced Offices and Ashgrove Family Practice.

Ground floor rentals range from \$650-\$700/sq m gross while office rents are \$450-\$500/sq m.

The complex was purchased in 2007 for \$12.321 million by a joint venture formed and managed by Trident. Trident then co-ordinated a \$5.5 million refurbishment and provided property leasing and asset management services.

"We saw great potential in it being 80 per cent office with ground floor retail and enormous parking facilities," Mr McKeering said. "There is a lot of good amenity close by."