

Frasers Property makes key Build-to-Rent project appointment

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- Key milestone for **Fraser's Property Australia's first Build-to-Rent project**
- **Purpose-built design focused on personal wellbeing and social connection** on residents' terms to redefine the renting experience
- **First residents on track to move in by 2024**

BRISBANE, 15 SEPTEMBER 2021

Frasers Property Australia has appointed leading construction company Hutchinson Builders to deliver the new Build-to-Rent apartments in Fortitude Valley, a project set to redefine the renting experience while playing a pivotal role in the broader urban regeneration underway in this vibrant part of Brisbane.

To be known as Brunswick and Co a nod to its iconic location on Brunswick Street, the 25-storey building will encompass 366 high-quality apartments in a mix of studio, one-bedroom and two-bedroom configurations.

It will also integrate a generous 1,800sqm of amenity including a rooftop pool and dog park, outdoor terraces, community library, cinema/karaoke room, cocktail bar, dining and entertainment areas, residents-only co-working office areas, fitness centre and treatment room.

Activated ground floor retail and an integrated lobby café and bar will add a new dimension to Brunswick Street, complementing the revitalisation underway locally which includes the new \$500 million Valley Metro.

Scott Ullman, General Manager Development Queensland, Frasers Property Australia says the appointment of Hutchinson Builders paves the way for the landmark project to commence.

“Hutchinson Builders is the ideal project partner with the experience in Brisbane to understand the high-quality, lifestyle-focused, new way of renting we envisage at Brunswick & Co.,” Mr Ullman says.

“The design’s luxe architectural elements and amenities have been tailored specifically for our Build-to-Rent community and by partnering with Hutchinson Builders, we know that our future residents can rely on a high-quality outcome.

“The place-making and community development approach for the project will ensure residents enjoy a secure renting experience which prioritises a great lifestyle with a range of amenities, services and initiatives tailored to them, in a development that enriches the character of the local area.

“We look forward to commencing on site, playing our part in the revitalisation of this pocket of the Valley, and ensuring the lifestyle focus we’re weaving through the project blends with the regeneration of the local community.”

With Hutchinson Builders now on board, work on Brunswick & Co. is anticipated to commence in the coming months with the building to welcome its first residents in 2024.

Scott Hutchinson, Chairman, Hutchinson Builders said “We are very proud to be involved in this iconic project and to work with Fraser Property Australia.

“This project will generate significant training and local job opportunities; we estimate a peak workforce on site of up to and in excess of 250 construction workers.”

Part of the Queensland Government’s Build-to-Rent (BTR) Pilot Project, Brunswick & Co. aims to deliver affordable housing options to the inner-city, whilst cementing BTR as a viable asset class in Brisbane.

Cameron Dick, Queensland Treasurer and Minister for Investment, said the start of construction was a major milestone that would bring with it a range of benefits for the state.

“Our COVID-19 Economic Recovery Plan for Queensland is supported by the continued growth of our construction sector,” Mr Dick said.

“Projects like this create secure jobs for our tradies and provide a significant economic boost for surrounding small businesses.

“This partnership between the Palaszczuk Government, Frasers Property Australia and Hutchinson Builders will generate work for hundreds of Queenslanders now and deliver more affordable housing in Brisbane for the future.

“It’s going to be a legitimate life-changing opportunity for many city-based workers and their families to live closer to their jobs in well-priced, high-quality housing.”

On completion, Frasers Property will own and operate the development, with the Queensland Government subsidising the rental of a number of apartments as affordable rental housing for key workers. The remaining apartments in the building will be offered

at market rents with all apartments enjoying the same high standards of finish and amenity access, all within 140 metres of Fortitude Valley Station.

The design of the building pays homage to the location through the integration of brick in the façade, providing a textural richness mirroring the surrounding heritage-listed buildings synonymous with Fortitude Valley. The podium design complements and responds to the scale, form and materiality of the iconic McWhirters Building at the opposing edge of Brunswick Street.

Frasers Property is targeting a 5 Star Green Star Design & As Built rating for Brunswick & Co. It will operate as a carbon neutral building once complete.