

G-Link Light Rail Broadbeach South The Star Grand Broadbeach State School Brisbane Airport - 92.3kms Gold Coast Convention & Exhibition Centre Pacific Fair Shopping Centre The Darling Oasis Shopping Centre Gold Coast Airport - 17.9kms Surfers Paradise Broadbeach Waters The Star Residences - Tower 1 Oracle Boulevard

THE STAR GOLD COAST

A unique opportunity to live where the stars align within this world-class integrated resort located in the heart of Broadbeach.

The island masterplan has been designed to deliver a whole new level of sophistication and service. It will incorporate and further enhance the existing amenities of 596 5-star rooms within The Star Grand, The Darling – a luxury suite hotel, a host of award-winning restaurants and bars, additional meeting room space and refreshed conference facilities in the Event Centre, an exclusive luxury pool experience, day spa, gymnasium, theatre and premium gaming facilities.

Adjacent to the Gold Coast Convention and Exhibition Centre and Pacific Fair Shopping Centre, Broadbeach Island also provides a direct connection to the wider Gold Coast via access to the G:link light rail, bus stops, and main arterial route the Gold Coast Highway.





Residents will have direct access to The Star Gold Coast, an integrated resort development offering access to unparalleled entertainment, retail, recreation and dining experiences.

RESIDENTS' AMENITIES

Residents will love entertaining with exclusive access to the luxurious, resort-style recreational areas on Levels 20 and 21.

Designed to maximise the tower's incredible views and set amongst lush, subtropical gardens, residents will have exclusive access to:

- 23.5m lap pool and poolside lounge areas / spa
- Outdoor BBQ, dining areas and kids' club play areas
- Steam room, sauna and gymnasium
- Casual and private dining areas
- Yoga and stretch-down areas
- Private bar and lounge
- Dining and theatre areas





RESIDENCES

Beginning from Level 21 and continuing all the way to the top of the tower on Level 63, Epsilon residences are available in one, two and three bedroom configurations.

Residences will be fitted out with the highest quality finishes and fixtures including; engineered timber floor boards to the living, dining and kitchen areas, plush carpet to the bedrooms and European appliances in the kitchen. Island benchtops and u-shaped kitchens complete with natural gas cooktops also feature in all residences.

TOP 5 GOLD COAST EMPLOYMENT PROJECTIONS GOLD COAST INVESTMENT

5 YEAR GROWTH

2016						
1		RETAIL TRADE	13.1%			
2	4	HEALTH CARE AND SOCIAL ASSISTANCE	13.0%			
3		ACCOMMODATION AND FOOD SERVICES	12.1%			
4	Î	CONSTRUCTION	9.9 %			
5		MANUFACTURING	7.7%			

2036							
1	4	HEALTH CARE AND SOCIAL ASSISTANCE	14.6%				
2	F	CONSTRUCTION	11.4%				
3		ACCOMMODATION AND FOOD SERVICES	10.9%				
4		RETAIL TRADE	8.7%				
5	<u></u>	EDUCATION AND TRAINING	8.7%				

NOV 20

			PER ANNUM
BRISBANE	1,181,100	1,288,700	1.8%
GOLD COAST LGA	312,000	347,600	22%
SYDNEY	2,517,300	2,797,700	2.1%
MELBOURNE	2,301,500	2,527,600	1.9%

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Prepared by Urbis Source: ABS 2015. Regional Employment Projections

GOLD COAST TOURISM





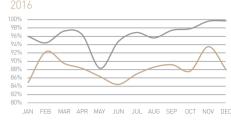




INVESTING IN AN EGRATED RESORT

OCCUPANCY - SYDNEY CBD VS. THE STAR

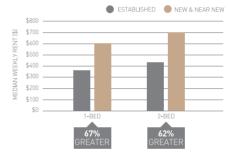








NEW & NEAR-NEW APARTMENTS VS ESTABLISHED MARKET - MEDIAN WEEKLY RENT



HE STAR SYDNEY

COMPARED TO THE CBD

GOLD COAST CONVENTION & EXHIBITION **CENTRE**





ANNUAL EVENTS



OCCUPANCY TO BROADBEACH ISLAND

PACIFIC FAIR SHOPPING CENTRE

SQM QUEENSLAND'S LARGEST SHOPPING CENTRE

PEDESTRIAN OVERPASS

PROVIDING DIRECT CONNECTIVITY

LUXURY BRANDS AND SPECIALTY

STORES



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