

### **DINING & ENTERTAINMENT**



### 1 The Star Residences, Epsilon

- 63-storey, mixed-use tower incorporating residential, hotel and retail
- Stunning views to coastline and hinterland

### 2 The Star Residences, Tower 1

■ 53-storev, mixed-use tower incorporating residential, hotel and retail

### 3 The Star Grand

- A five-star hotel incorporating a day spa, premium entertainment including a state-ofthe-art theatre and gaming facilities, resort amenities, event and conference facilities, and award-winning restaurants and bars
- Some of the best dining experiences on the Gold Coast including Kiyomi and Cucina Vivo

### 4 The Darling Gold Coast

- 19-level, luxury suite hotel
- Offering new levels of luxury and only the best in finishes and amenities
- Signature rooftop venue, Nineteen at The Star, featuring stunning ocean views

### 5 Gold Coast Convention and **Exhibition Centre**

- Australia's largest regional convention centre, managed by The Star Entertainment Group. Traditionally, 60% of its clients book 12-18 months in advance.
- Currently has 6,000sqm of exhibition space, and 10,000sqm in total saleable area (including exhibition space and meeting areas)
- Directly linked to The Star Gold Coast via pedestrian footbridge

### 6 Oracle Boulevard

- Boutique shopping experiences
- Brisbane Times 2017 Good Food Guide awards: Mamasan Kitchen & Bar, Social Eating House & Bar

### ARTS & CULTURE



### 7 HOTA - Home of the Arts

- Features the Arts Theatre, Gold Coast City Gallery, two cinemas and the Arts Cafe
- Arts Theatre auditorium holds over 1.100 spectators
- New \$60M Art Gallery under construction

### THEME PARKS (A)



- 8 Sea World
- 9 Warner Bros, Movie World
- 10 Dreamworld
- 11 Wet'n'Wild

## PARKS & BEACHES



### 12 Kurrawa Beach and Surf Club

- The beach is patrolled by Kurrawa Surf Club making it one of Australia's safest beaches
- Boardwalk provides picturesque walking, rollerblading and cycling paths

### 13 Victoria Park

### 14 Broadbeach

- Gorgeous golden sand, crystal clear water and reliable swells for surfers
- Lifeguard patrolled swimming areas

## EDUCATION (



### 15 Broadbeach State School

- Independent public school from Prep
- Provides enrichment opportunities for gifted and talented students through their Academic Academy
- English Language School

### 16 Bond University

- Private non-profit university
- Diploma programs, undergraduate and postgraduate courses available
- English language programs

### 17 Griffith University

- State-of-the-art facilities
- Range of undergraduate, postgraduate, higher degrees by research, professional development & short courses available

### SHOPPING & RETAIL



### 18 Pacific Fair Shopping Centre

- 120 new specialty stores including luxury brands
- Local and international designers

### 19 Oasis Shopping Centre

- Stunning beachside located shopping centre in the heart of Broadbeach
- Offering boutique fashion, fresh food and plenty of dining options for everyone

## TRANSPORT



### 20 G:link Light Rail

 Fast frequent trams connect 16 stations along a 13 kilometre route from Broadbeach to Gold Coast University Hospital

### 21 Gold Coast Airport

 Welcomes more than 6.4 million passengers annually

### 22 Brisbane Airport

- Services 31 airlines flying to 50 domestic and 29 international destinations
- Additional Motorway opening 2022



GOLD COAST | TOP 5 GOLD COAST | EMPLOYMENT PROJECTIONS BY SECTOR

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

	2036				
1	4	HEALTH CARE AND SOCIAL ASSISTANCE	14.6%		
2	<b>F</b>	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

**5 YEAR GROWTH** 

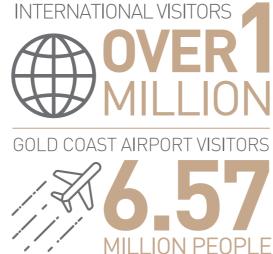
			PER ANNUM
BRISBANE	1,181,100	1,288,700	1.8%
GOLD COAST LGA	312,000	347,600	22%
SYDNEY	2,517,300	2,797,700	2.1%
MELBOURNE	2,301,500	2,527,600	1.9%

NOV 15

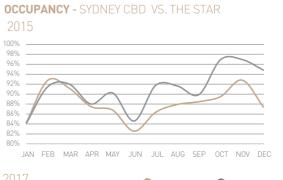
Prepared by Urbis Source: ABS 2015. Regional Employment Projections

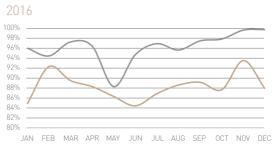
## **GOLD COAST TOURISM**

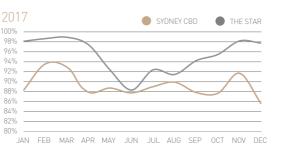




# INVESTING IN AN









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



## THE STAR SYDNEY

COMPARED TO THE CBD

GOLD COAST CONVENTION & EXHIBITION **CENTRE** 



526,000 ANNUAL DELEGATES



ANNUAL EVENTS



OCCUPANCY TO **BROADBEACH ISLAND** 

PACIFIC FAIR SHOPPING **CENTRE** 

QUEENSLAND'S LARGEST SHOPPING CENTRE **PEDESTRIAN OVERPASS** PROVIDING DIRECT

CONNECTIVITY

LUXURY BRANDS AND SPECIALTY

STORES

The Star Gold Coast





### THE STAR GOLD COAST

The Star Residences is located on Broadbeach Island, Broadbeach and will form part of The Star Gold Coast's 6.7 hectare, world-class integrated resort. 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, and only a short stroll to Kurrawa Beach, The Star Residences is perfectly positioned to offer the ideal blend of beach and city lifestyle.

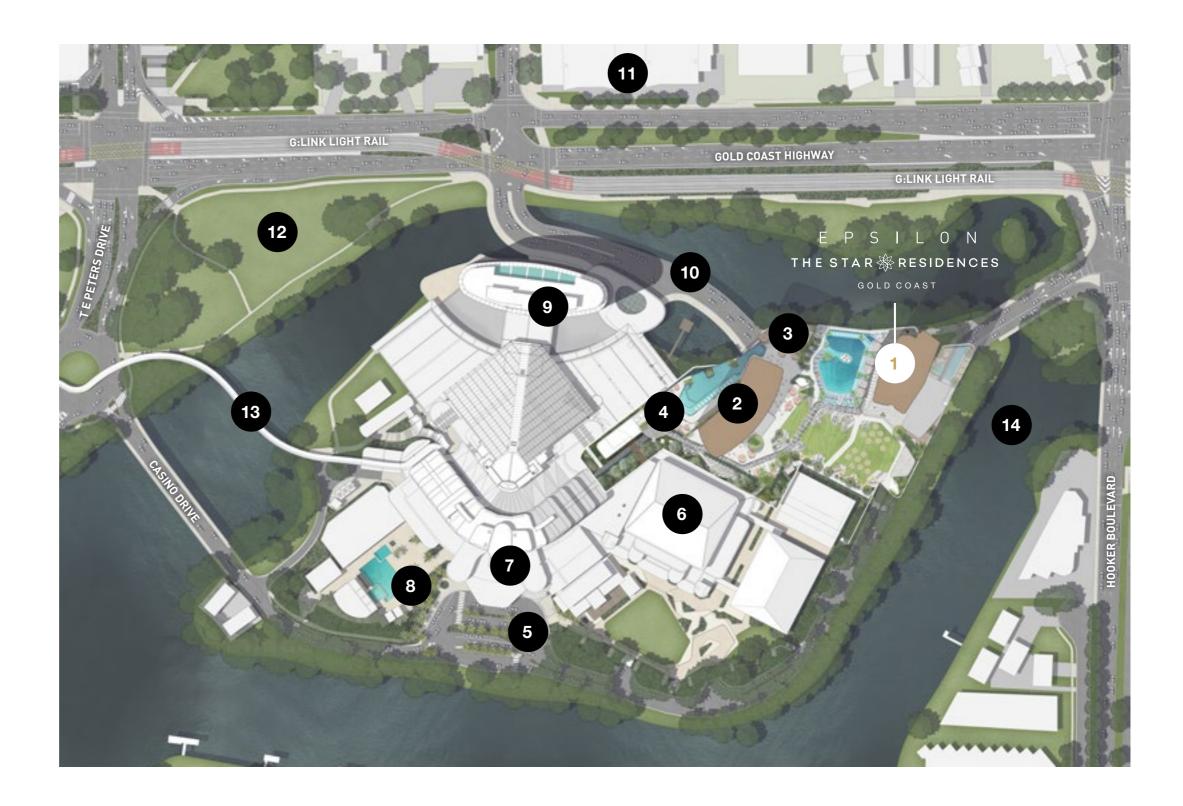
Broadbeach Island also provides a direct connection to the wider Gold Coast via access to the G:link light rail, bus stops, and main arterial route the Gold Coast Highway.

### THE STAR RESIDENCES

- 1 Tower 2 Epsilon
- 2 Tower 1
- 3 Tower 1, porte-cochère
- 4 Level 3, promenade and connectivity to The Star Gold Coast
- 5 The Star Grand, porte-cochère
- 6 Additional meeting room space and refreshed conference facilities in the Event Centre
- **7** Existing The Star Grand, 5-star hotel
- 8 Hotel pool
- **9** The Darling, luxury suite hotel
- 10 Elizabeth St bridge

### **PUBLIC SPACES**

- 11 Broadbeach
- 12 Public parkland
- 13 Access elevated walkway to Gold Coast Convention and Exhibition Centre
- 14 Proposed grade separated bridge over Hooker Boulevard









# INTEGRATED RESORT-STYLE LIVING

To date, the transformation of The Star Gold Coast includes the opening of new luxury suite hotel, The Darling; while the meticulously designed proposed masterplan for the island aims to serve as a major attraction for both local and international guests.

Broadbeach Island is set to offer the very best in entertainment and amenity upon completion.
A short walk into Broadbeach will take you to Oracle Boulevard, home to some of the newest cafes and restaurants on the Gold Coast.



### PREMIUM DINING & RECREATION

The Star Gold Coast will offer an exciting array of food and beverage outlets, including a mix of premium dining experiences and relaxed alternatives will be available as part of this world-class integrated resort. Visitors will be spoilt for choice, with the likes of signature restaurant Nineteen at The Star on the stunning rooftop of The Darling, or the award-winning Kiyomi nestled alongside Cucina Vivo for an alfresco dining experience.

In addition, a state-of-the-art theatre and onsite box office caters for up to 2,150 people. Acclaimed performers from all over the world have taken to the stage at The Star Gold Coast – from international acts to Australian musicians, bands, and comedians.





### NATURE & BEACHES

Over 57 kilometres of gorgeous coastline stretches as far as the eye can see, while expansive, lush hinterland occupies views to the west. The Star Residences proudly sits between these two beloved natural wonders.

Located only 800 metres away is the world-famous golden sand and crystal clear waters of Gold Coast's beaches, beckoning for all to take in its beauty.

Tamborine National Park, one of the world's oldest national parks, has numerous walks and lookouts to enjoy the beautiful surroundings, whilst Currumbin Wildlife Sanctuary is the Gold Coast's most popular tourist destination and the ultimate holiday adventure for all ages.





Managed by The Star Entertainment Group, traditionally 60% of GCCEC's clients book 12 to 18 months in advance.



# LUXURY RETAILERS AND WORLD-CLASS ENTERTAINMENT

Only a 400-metre walk from The Star Residences, Pacific Fair Shopping Centre has one of the country's most impressive collections of luxury retail and fashion outlets.

As one of Australia's biggest shopping centres, and the largest in Queensland, residents will enjoy direct access via a proposed bridge over Hooker Boulevard, where they'll find over 400 specialty stores offering the very best of local and international brands, including Louis Vuitton, Gucci, Prada, Pandora, Hermès, Tiffany & Co, Salvatore Ferragamo, Givenchy, Dior, Camilla, UGG Australia and more.

Pacific Fair Shopping Centre also serves as a world-class indoor and outdoor leisure and entertainment precinct, serviced by Surfside Buslines and G:link light rail.





### EDUCATION

With Queensland's top universities within an easy commute of The Star Residences, the stars are well within reach. Bond University is Australia's first privately owned not-for-profit university, located just a 10 minute drive from Broadbeach Island.

Griffith University is ranked in the top 2 percent of universities globally and has over 50,000 students on five campuses across South East Queensland (including the Gold Coast campus – just 30 minutes by car or a 40 minute light rail). It is also renowned for its School of Medicine and National Research Centre.



### GOLFING

This golfer's paradise is home to 35 different courses coast-wide. Suitable for any skill level, signature courses have been designed by golf legends such as Greg Norman, Arnold Palmer and Jack Nicklaus.

### Notable courses:

- Lakelands Country Club, Merrimac
- RACV Royal Pines Resort, Benowa
- Emerald Lakes Golf Club, Carrara
- The Glades Golf Club, Robina
- The Grand Golf Club, Nerang (private/members only)
- Gainsborough Greens Golf Club, Pimpama

### THEME PARKS

Known as the "Theme Park Capital of Australia", the Gold Coast boasts five entertainment parks, attracting people of all ages. Thrill seekers can enjoy some of the world's tallest and fastest rides whilst those less eager can meet their favourite movie character or superhero, go behind the scenes of a movie set, or swim with dolphins and sharks. There is truly something for everyone.





### **EVENTS**

The Star Gold Coast is home to some of Australia's biggest and most sought-after events. In 2018, The Star Gold Coast was one of the major partners for the Gold Coast 2018 Commonwealth Games where it hosted a wide range of high-profile functions; it also committed to a four-year deal as the official venue and a major partner of Australian television's night of nights, the TV WEEK Logie Awards; and hosted the Country Music Channel (CMC) Music Awards, which it did again in 2019 for a second year running.

Outside of Broadbeach Island, you can enjoy a number of iconic annual events, from surfing and surf life saving events to one of the largest entertainment events, Gold Coast 600, where drivers battle it out on one of the world's toughest street tracks.

Metricon Stadium is also located nearby, playing host to a range of sporting events, festivals and concerts. This multipurpose facility currently seats 25,000 spectators and offers world-class playing and training facilities.





Epsilon







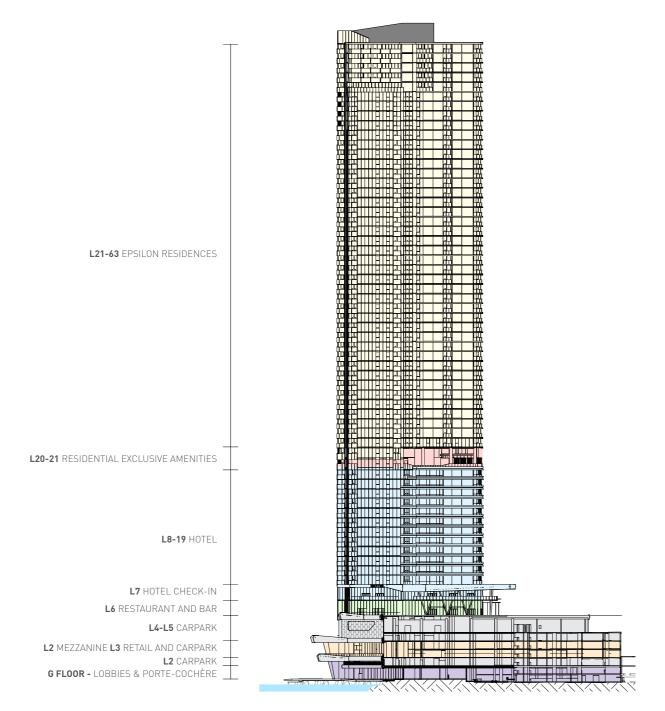
### EPSILON, THE STAR RESIDENCES

The second stage of The Star Residences includes Epsilon, a soaring 63-storey mixed-use tower incorporating 457 residential apartments, a 5-star hotel and an exceptional retail offering of fine-dining, gourmet delis, cafés and wine bars.

From the great heights of this architecturally-designed beauty, residents can experience sensational views across Broadbeach and along the sweeping shores of the Gold Coast with sunsets over lush hinterlands.

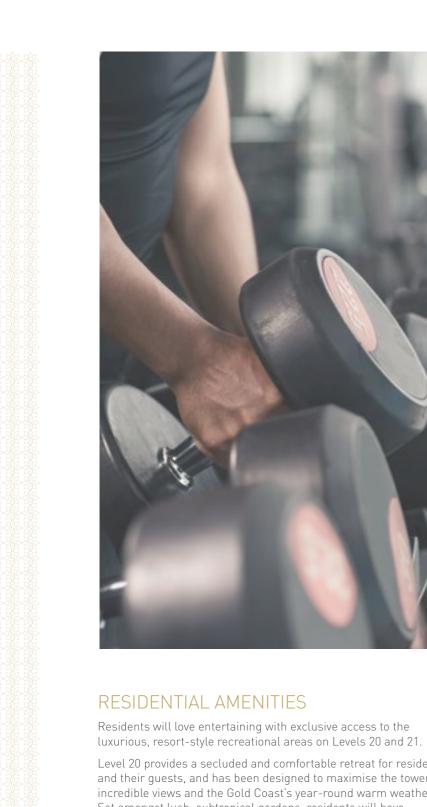
Epsilon forms part of The Star Gold Coast – a worldclass integrated resort on Broadbeach Island that also includes The Star Grand, The Darling, and Tower 1 – plus a wide range of exciting retail, dining, and entertainment options.

Residents can access The Star Grand via Levels 6 and 3, which will be home to a subtropical recreational deck for residents.





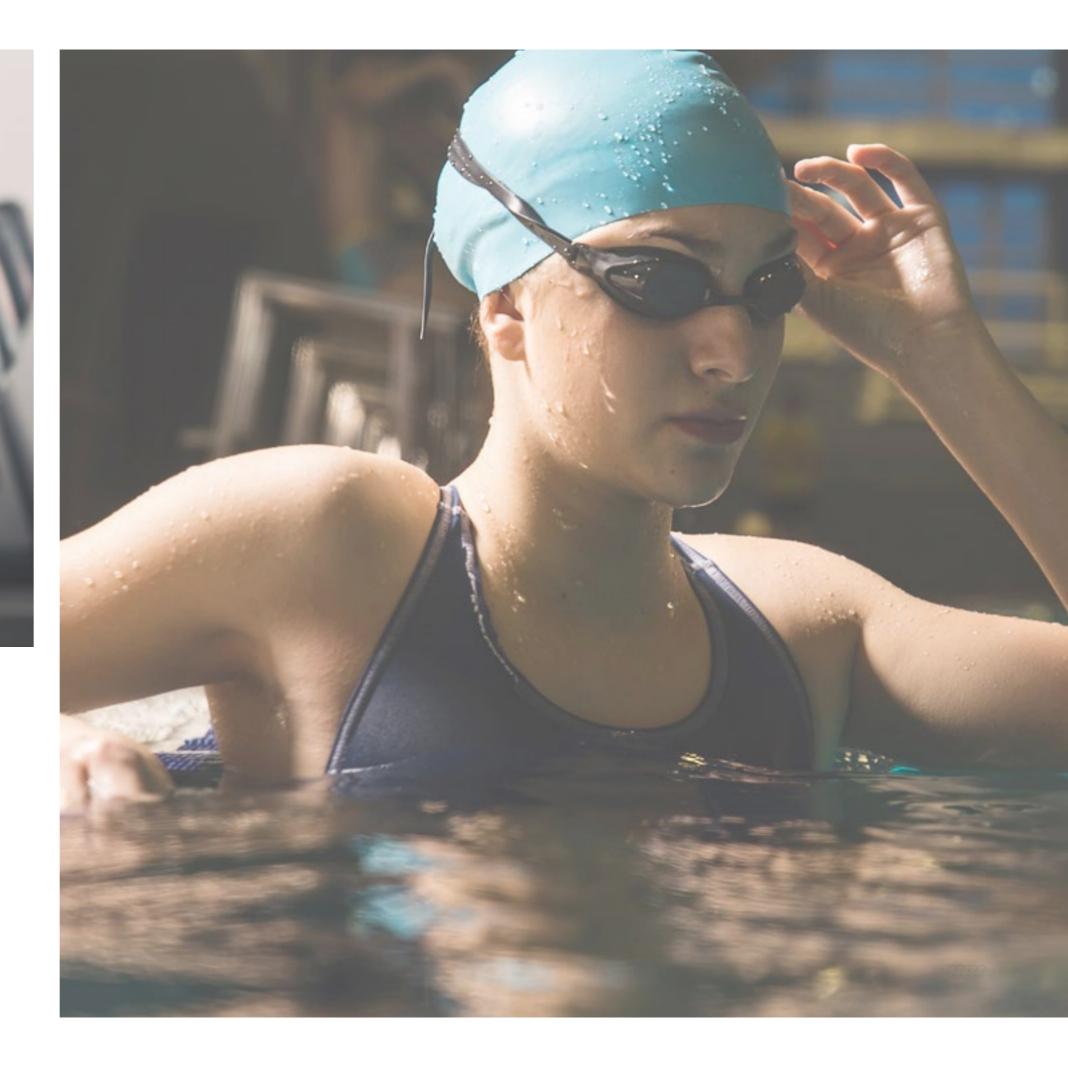




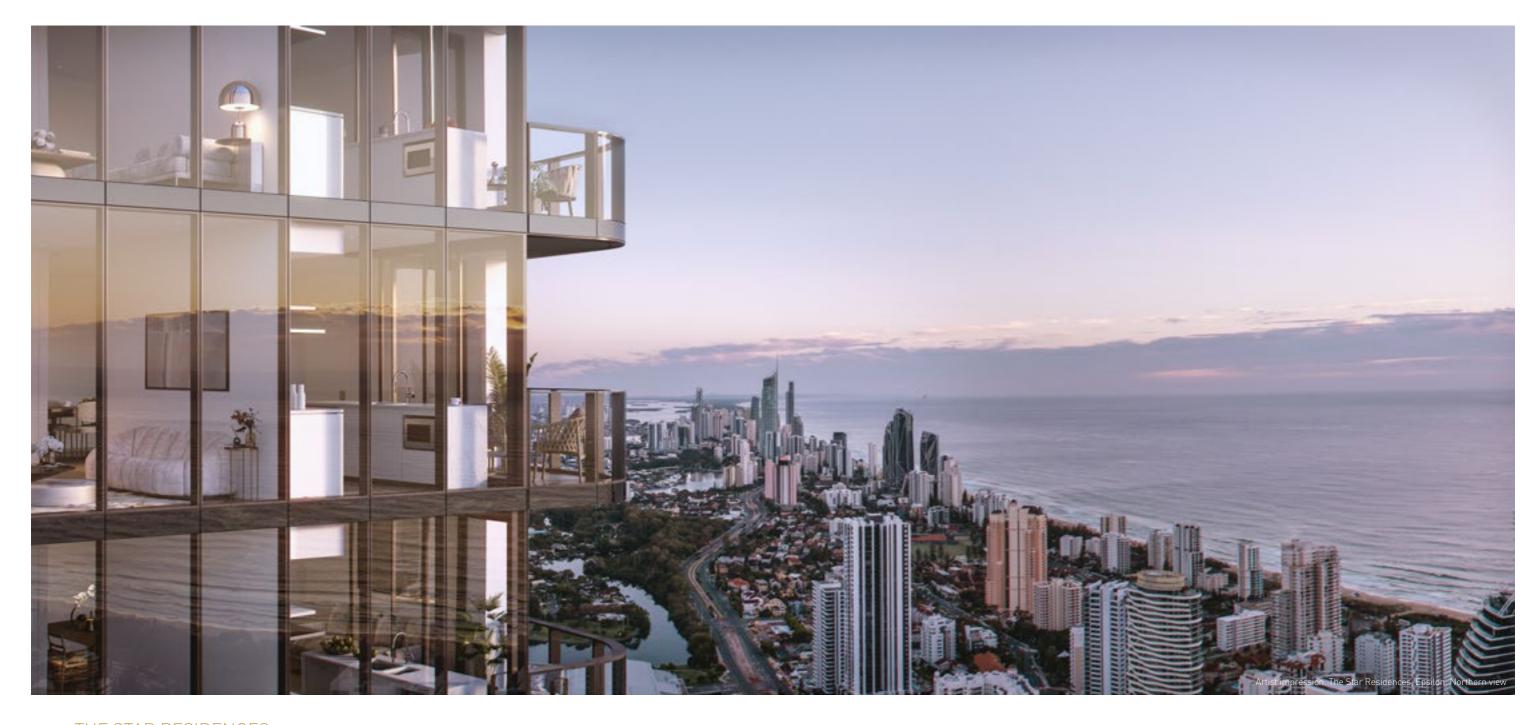
Level 20 provides a secluded and comfortable retreat for residents and their guests, and has been designed to maximise the tower's incredible views and the Gold Coast's year-round warm weather. Set amongst lush, subtropical gardens, residents will have access to:

- 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

Level 21 takes entertaining to new heights. Residents can impress their guests in the private bar, lounge, dining and theatre areas, all set against soaring coastal views.



Residences



### THE STAR RESIDENCES

in one, two and three bedroom configurations. Residences will begin from Level 21 and continue all the way to the top of the tower on Level 63.

Each floorplan is carefully designed with floor to ceiling glazing and 2.7m ceiling heights to maximise view lines and natural light. Individual balconies will further promote

Epsilon will consist of 457 spectacular residences, available the flow of natural light ensuring all residences are bright and open. All residences boast stunning views that span the coastline and hinterland, and can be appreciated from both the kitchen and living room. Ample indoor and outdoor areas provide additional glimpses for residents and their guests.









### **FINISHES**

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.

Purchasers will have the flexibility to customise their residences with the choice of two colour schemes – a light scheme inspired by golden tones of Gold Coast's beaches and skies to create a relaxed sense of comfort; and a dark scheme that draws from the hinterland for a sophisticated and contemporary style.

Stone benchtops contribute to the larger design vision with the architecture anchored in the smaller detailed finishes.

Island benchtop and u-shaped kitchens have been incorporated into all apartments for an integrated cooking and dining experience, complete with natural gas cooktops for optimal heat control.



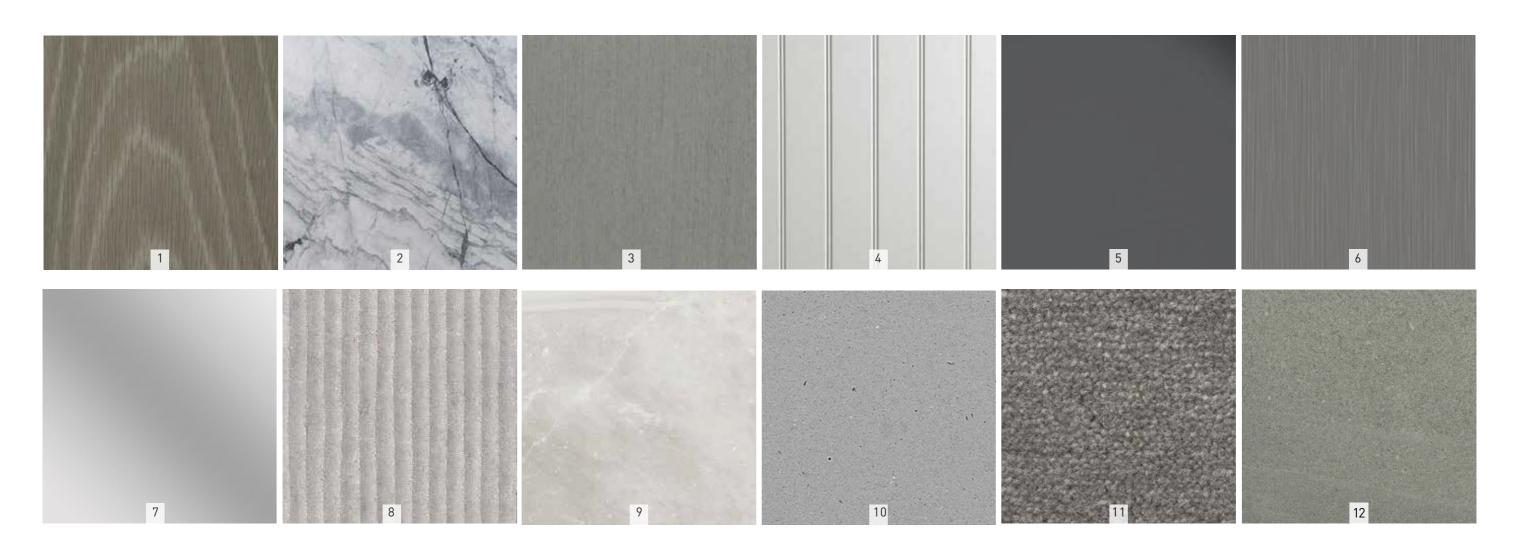
## DARK SCHEME PREMIUM & PREMIUM PLUS FINISHES PALETTE



- 1. Timber floor
- 2. Reconstituted stone to kitchen bench & splashback
- 3. General laminate joinery
- **4.** Timber look laminate finish to kitchen & bathroom joinery
- 5. Feature laminate finish
- **6.** Metallic laminate finish to kickboard
- 7. Mirror finish to kitchen splashback & bathroom
- 8. Feature bathroom wall tile.
- 9. Bathroom & laundry floor & wall tile

- **10.** Carpet finish to bedrooms
- 11. Balcony floor tile

## DARK SCHEME DELUXE FINISHES PALETTE



- 1. Timber floor
- 2. Natural stone to kitchen bench
- **3.** Timber look finish to kitchen & bathroom joinery
- 4. Feature kitchen joinery
- 5. General kitchen, bathroom & laundry joinery
- **6.** Metallic laminate finish to kickboard
- 7. Mirror to kitchen splashback & bathroom
- 8. Feature bathroom wall tile
- 9. Bathroom & laundry floor & wall tile
- **10.** Reconstituted stone to laundry bench

- **11.** Carpet finish to bedrooms
- **12.** Balcony floor tile

## LIGHT SCHEME PREMIUM & PREMIUM PLUS FINISHES PALETTE



- 1. Timber floor
- 2. Reconstituted stone to kitchen bench & splashback
- 3. General laminate joinery
- **4.** Timber look laminate finish to kitchen & bathroom joinery
- **5.** Feature laminate finish
- **6.** Metallic laminate finish to kickboard
- 7. Mirror finish to kitchen splashback & bathroom
- 8. Feature bathroom wall tile
- 9. Bathroom & laundry floor & wall tile

- **10.** Carpet finish to bedrooms
- 11. Balcony floor tile

## LIGHT SCHEME DELUXE FINISHES PALETTE



- 1. Timber floor
- 2. Natural stone to kitchen bench
- 3. Timber look finish to kitchen & bathroom joinery
- 4. Feature kitchen joinery
- **5.** General kitchen, bathroom & laundry joinery
- **6.** Metallic laminate finish to kickboard
- 7. Mirror to kitchen splashback & bathroom
- 8. Feature bathroom wall tile
- 9. Bathroom & laundry floor & wall tile
- **10.** Reconstituted stone to laundry bench

- **11.** Carpet finish to bedrooms
- **12.** Balcony floor tile

## LEVEL 21





North

LEVEL 24



North



South

## LEVEL 27



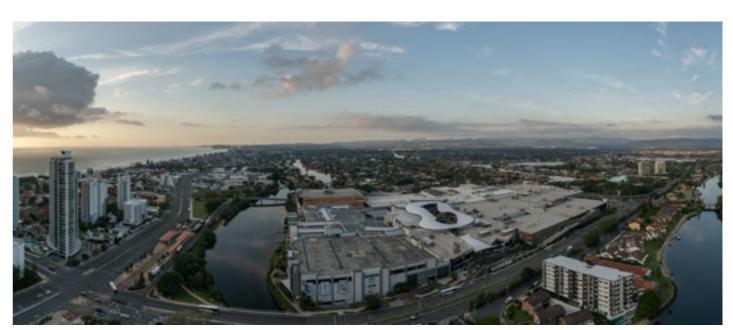


North

LEVEL 30







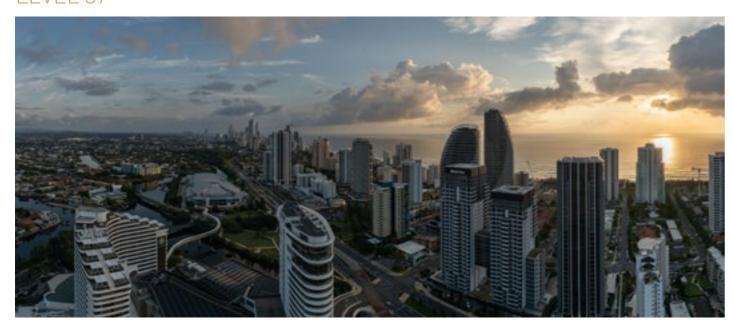
South



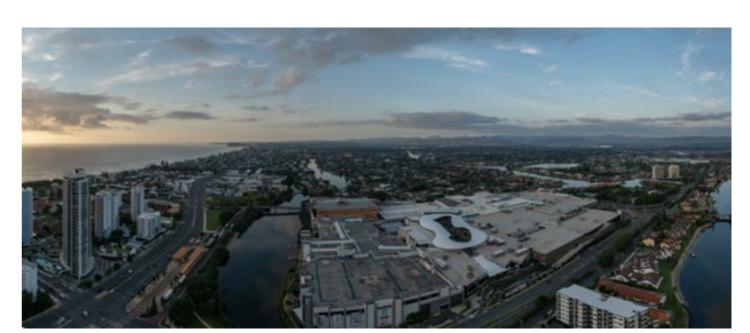


North

LEVEL 37



North



South





South

### LEVEL 43

North





South

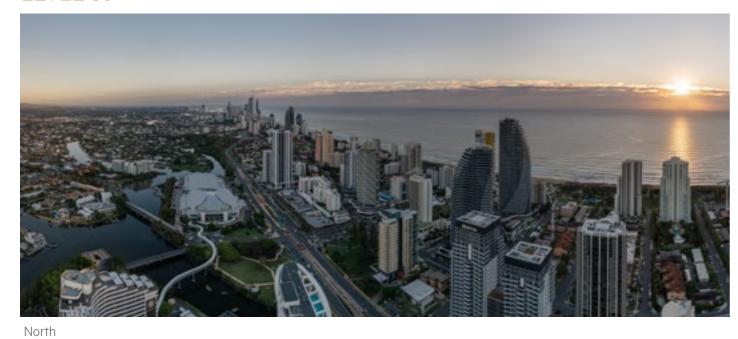
North





South

### LEVEL 55











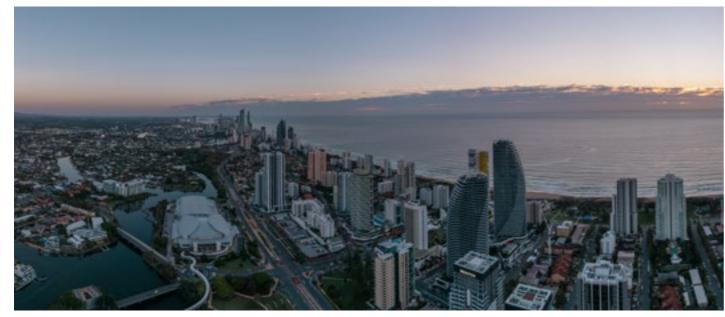
South

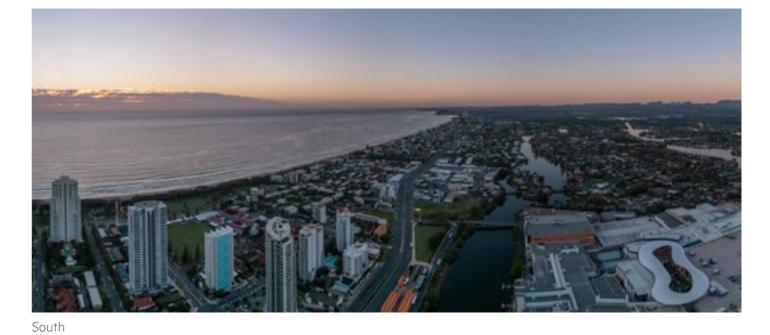
### LEVEL 61





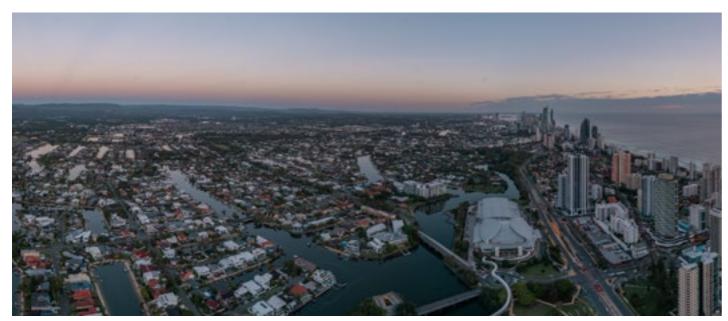




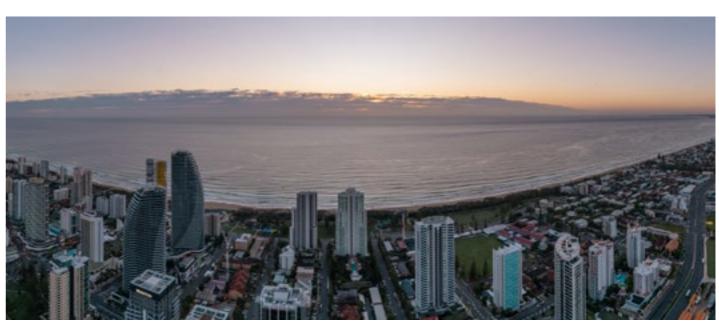


North

LEVEL 67







South

Floorplans

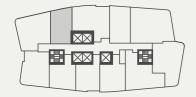
Type: A

22 - 42 Levels: Internal Area: 50m² Balcony Area: 5m<sup>2</sup> Total Area: 55m<sup>2</sup>

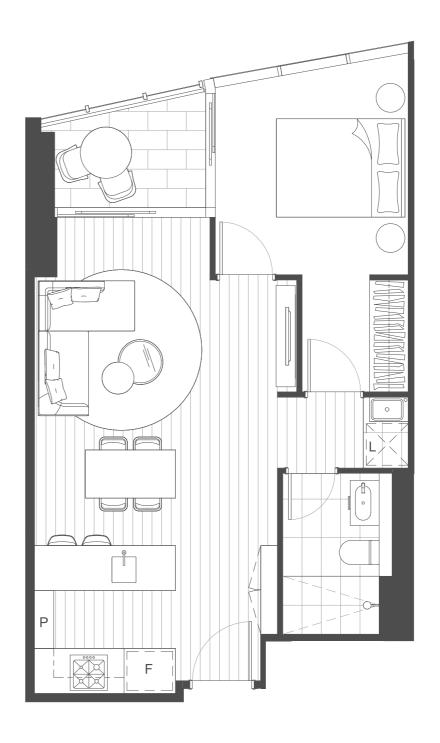
#### Residence Number

22204 22904 23604 22304 23004 23704 22404 23104 23804 22504 23204 23904 22604 23304 24004 22704 23404 24104 23504 22804 24204

#### Location



#### DISCLAIMER





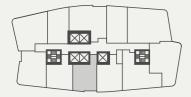
Type: B

Levels:	22 - 42	43 - 63
Internal Area:	51m <sup>2</sup>	50m <sup>2</sup>
Balcony Area:	5m <sup>2</sup>	5m <sup>2</sup>
Total Area:	56m <sup>2</sup>	55m <sup>2</sup>

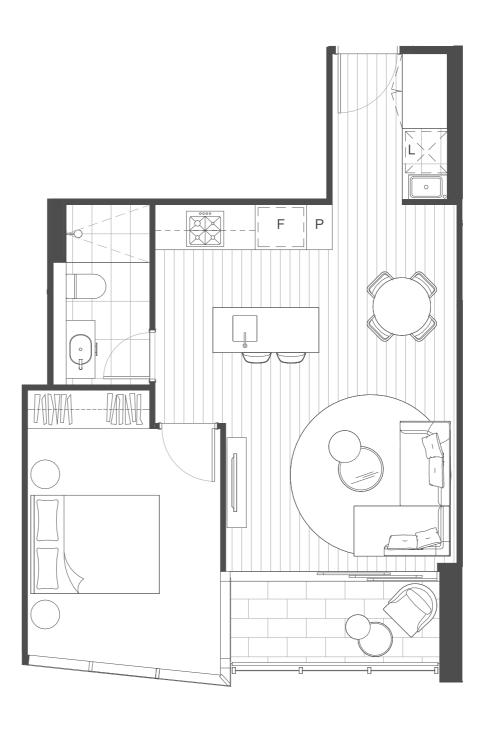
#### Residence Number

22211	23311	24411	25511
22311	23411	24511	25611
22411	23511	24611	25711
22511	23611	24711	25811
22611	23711	24811	25909
22711	23811	24911	26009
22811	23911	25011	26109
22911	24011	25111	26209
23011	24111	25211	26309
23111	24211	25311	
23211	24311	25411	

#### Location



#### DISCLAIMER





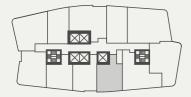
Type: C

Levels:	21 - 42	43 - 63
Internal Area: Balcony Area:	51m <sup>2</sup> 6m <sup>2</sup>	50m² 6m²
Total Area:	57m <sup>2</sup>	56m <sup>2</sup>

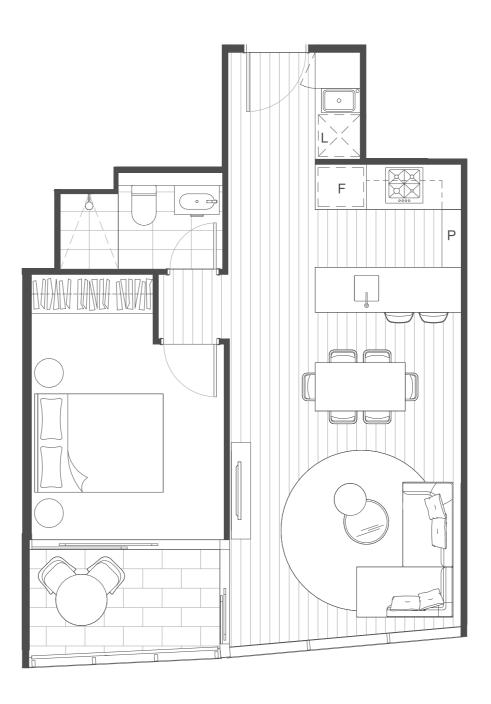
#### Residence Number

22110	23210	24310	25410
22210	23310	24410	25510
22310	23410	24510	25610
22410	23510	24610	25710
22510	23610	24710	25808
22610	23710	24810	25908
22710	23810	24910	26008
22810	23910	25010	26108
22910	24010	25110	26208
23010	24110	25210	26308
23110	24210	25310	

#### Location



#### DISCLAIMER





Type: D

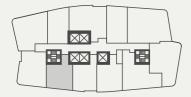
Levels: 22 - 63

Internal Area: 50m² Balcony Area: 7m<sup>2</sup> Total Area: 57m<sup>2</sup>

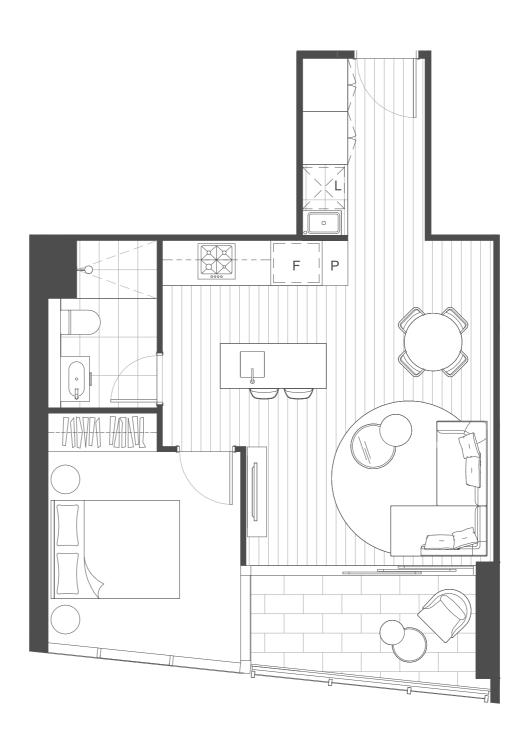
#### Residence Number

22201 22301	23301 23401	24401 24501	25501 25601
22401	23501	24601	25701
22501	23601	24701	25801
22601	23701	24801	25901
22701	23801	24901	26001
22801	23901	25001	26101
22901	24001	25101	26201
23001	24101	25201	26301
23101	24201	25301	
23201	24301	25401	

#### Location



#### DISCLAIMER





# 1 Bed + 1 Bath + Study Residence

Type: E

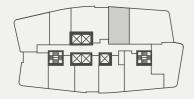
Levels: 21 - 58

Internal Area: 53m² Balcony Area: 7m<sup>2</sup> Total Area: 60m<sup>2</sup>

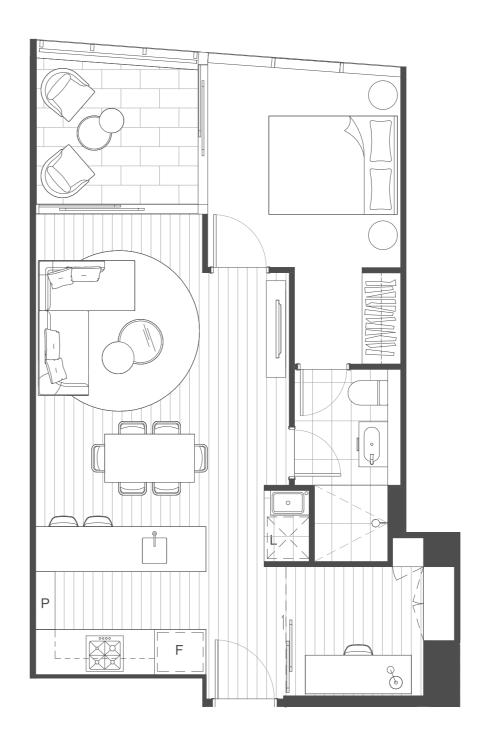
#### Residence Number

22106	23106	24106	25106
22206	23206	24206	25206
22306	23306	24306	25306
22406	23406	24406	25406
22506	23506	24506	25506
22606	23606	24606	25606
22706	23706	24706	25706
22806	23806	24806	25806
22906	23906	24906	
23006	24006	25006	

#### Location



#### DISCLAIMER





Type: F

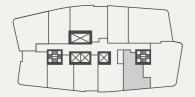
Levels: 22 - 63

Internal Area: 54m² Balcony Area: 7m<sup>2</sup> Total Area: 61m<sup>2</sup>

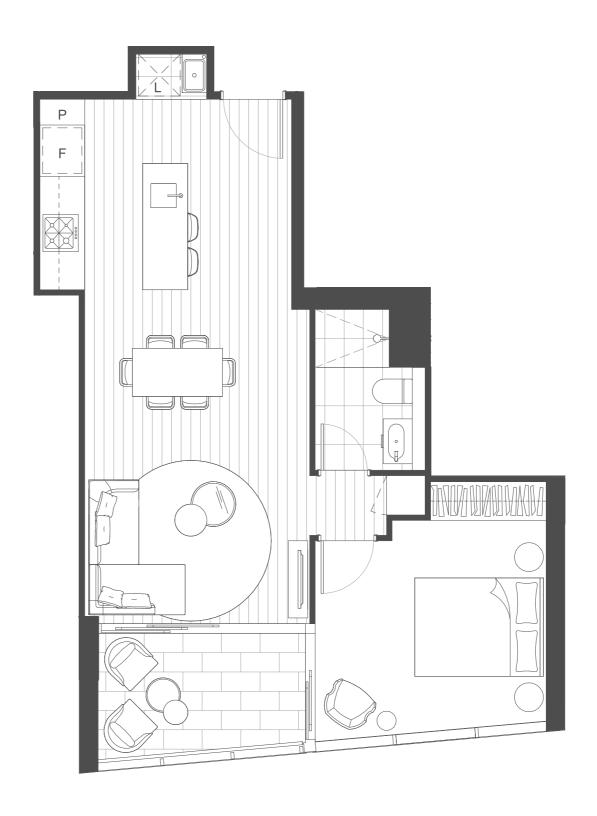
#### Residence Number

24209	24909	25609	26307
24309	25009	25709	
24409	25109	25809	
24509	25209	25907	
24609	25309	26007	
24709	25409	26107	
24809	25509	26207	

#### Location



#### DISCLAIMER





# 1 Bed + 1 Bath + Study Residence

Type: G

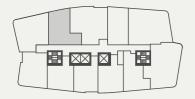
Levels: 22 - 58

Internal Area: 59m² Balcony Area: 6m² Total Area: 65m<sup>2</sup>

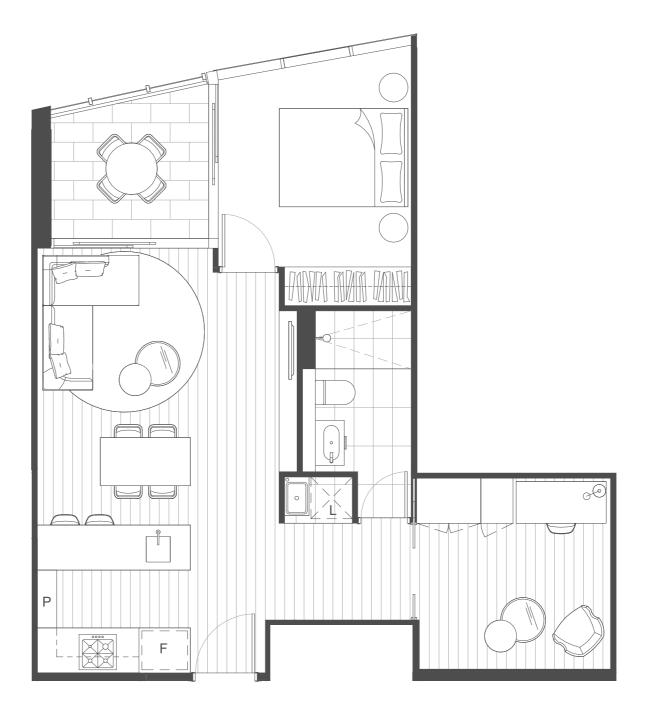
#### Residence Number

24304	24904	25504
24404	25004	25604
24504	25104	25704
24604	25204	25804
24704	25304	
24804	25404	

#### Location



#### DISCLAIMER





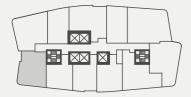
Гуре:	Н
-------	---

Levels:	22 - 58	59 - 63
Internal Area:	65m <sup>2</sup>	66m²
Balcony Area:	6m <sup>2</sup>	6m²
Total Area:	71m <sup>2</sup>	72m²

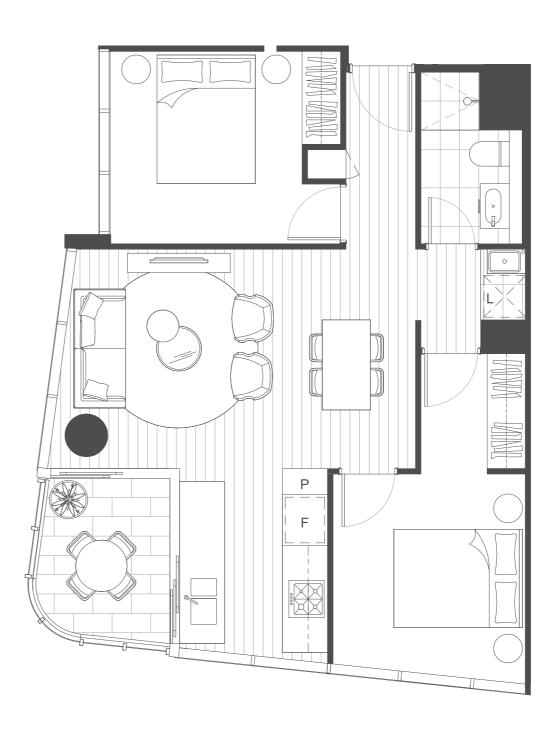
#### Residence Number

23302	24402	25502
23402	24502	25602
23502	24602	25702
23602	24702	25802
23702	24802	25902
23802	24902	26002
23902	25002	26102
24002	25102	26202
24102	25202	26302
24202	25302	
24302	25402	
	23402 23502 23602 23702 23802 23902 24002 24102 24202	23402       24502         23502       24602         23602       24702         23702       24802         23802       24902         23902       25002         24002       25102         24102       25202         24202       25302

#### Location



#### DISCLAIMER





Type: I

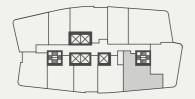
Levels: 21 - 41

Internal Area: 74m<sup>2</sup> Balcony Area: 7m<sup>2</sup> Total Area: 81m<sup>2</sup>

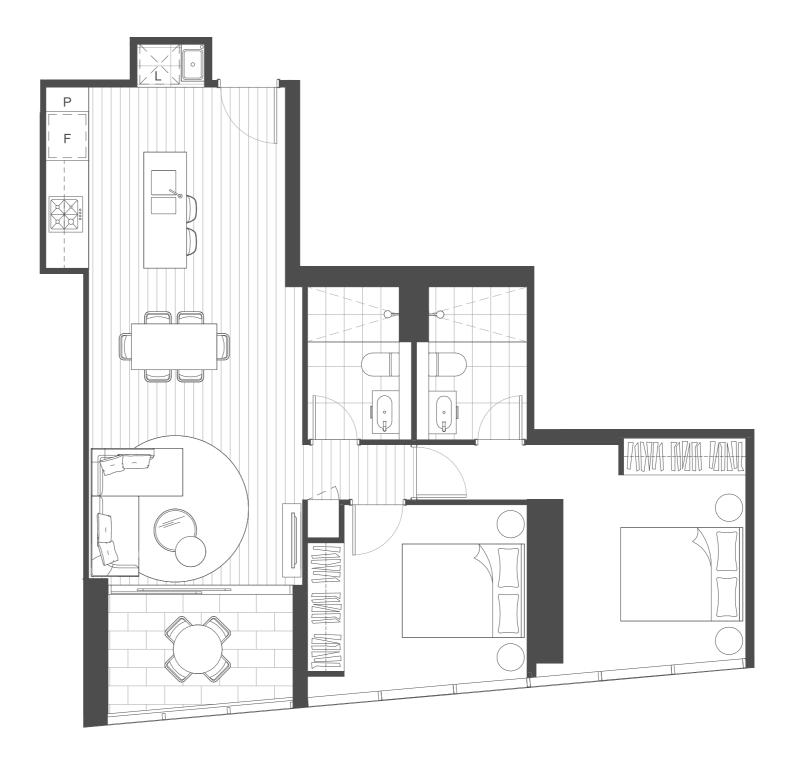
#### Residence Number

22109	22709	23309	23909
22209	22809	23409	24009
22309	22909	23509	24109
22409	23009	23609	
22509	23109	23709	
22609	23209	23809	

#### Location



#### DISCLAIMER





Type: J

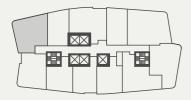
Levels: 22 - 58

Internal Area: 73m<sup>2</sup> Balcony Area: 7m<sup>2</sup> Total Area: 80m<sup>2</sup>

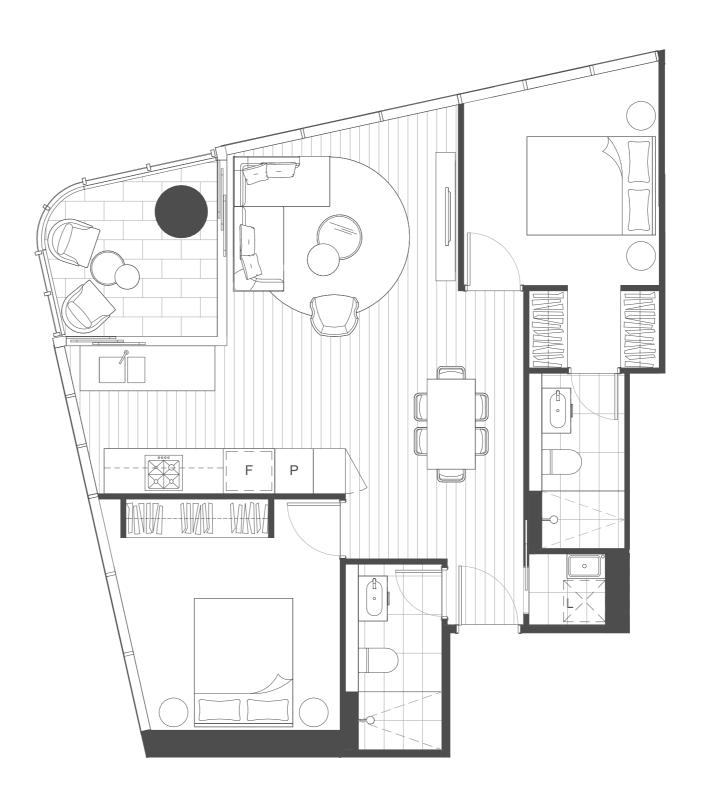
#### Residence Number

22203	23203	24203	25203
22303	23303	24303	25303
22403	23403	24403	25403
22503	23503	24503	25503
22603	23603	24603	25603
22703	23703	24703	25703
22803	23803	24803	25803
22903	23903	24903	
23003	24003	25003	
23103	24103	25103	

#### Location



#### DISCLAIMER





Type: K

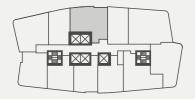
Levels: 22 - 42

Internal Area: 75m<sup>2</sup> Balcony Area: 7m<sup>2</sup> Total Area: 82m<sup>2</sup>

#### Residence Number

22205	22805	23405	24005
22305	22905	23505	24105
22405	23005	23605	24205
22505	23105	23705	
22605	23205	23805	
22705	23305	23905	

#### Location



#### DISCLAIMER





Type: L

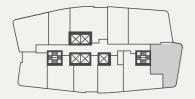
Levels: 21 - 41

Internal Area: 74m<sup>2</sup> Balcony Area: 9m² Total Area: 83m<sup>2</sup>

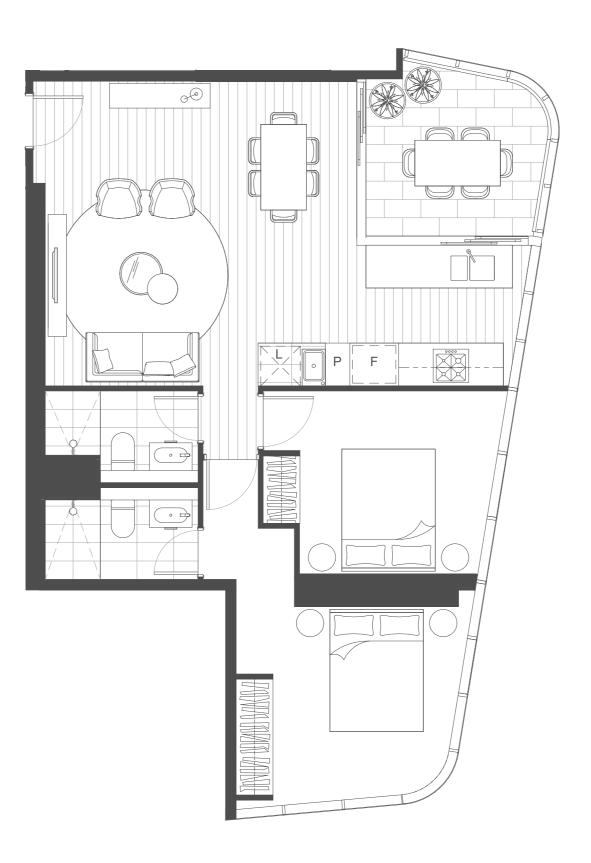
#### Residence Number

22108	22708	23308	23908
22208	22808	23408	24008
22308	22908	23508	24108
22408	23008	23608	
22508	23108	23708	
22608	23208	23808	

#### Location



#### DISCLAIMER





Type: M

Levels: 43 - 58

Internal Area: 81m<sup>2</sup> Balcony Area: 7m<sup>2</sup> Total Area: 88m<sup>2</sup>

#### Residence Number

24305	24905	25505
24405	25005	25605
24505	25105	25705
24605	25205	25805
24705	25305	
24805	25405	

#### Location



#### DISCLAIMER





### 2 Bed + 2 Bath + MPR Residence

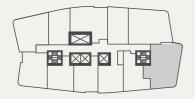
Type: N

Levels:	42 - 58	59 - 63
Internal Area:	93m <sup>2</sup>	94m <sup>2</sup>
Balcony Area:	9m <sup>2</sup>	9m <sup>2</sup>
Total Area:	102m <sup>2</sup>	103m <sup>2</sup>

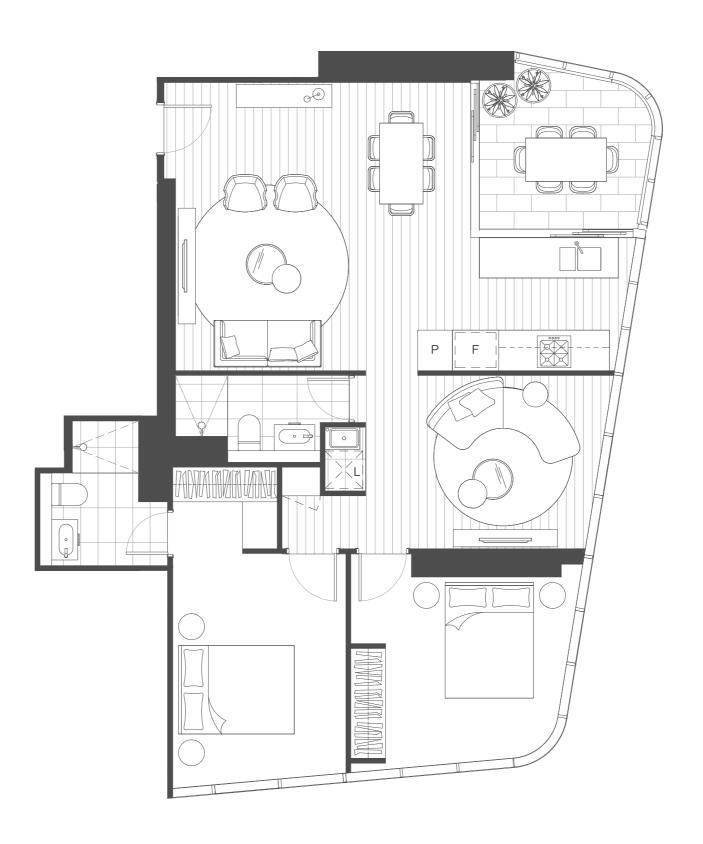
#### Residence Number

24208	24808	25408	26006
24308	24908	25508	26106
24408	25008	25608	26206
24508	25108	25708	26306
24608	25208	25808	
24708	25308	25906	

#### Location



#### DISCLAIMER





### 2 Bed + 2 Bath + MPR Residence

Type: 0

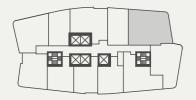
Levels: 21 - 58

Internal Area: 97m<sup>2</sup> Balcony Area: 9m² Total Area: 106m<sup>2</sup>

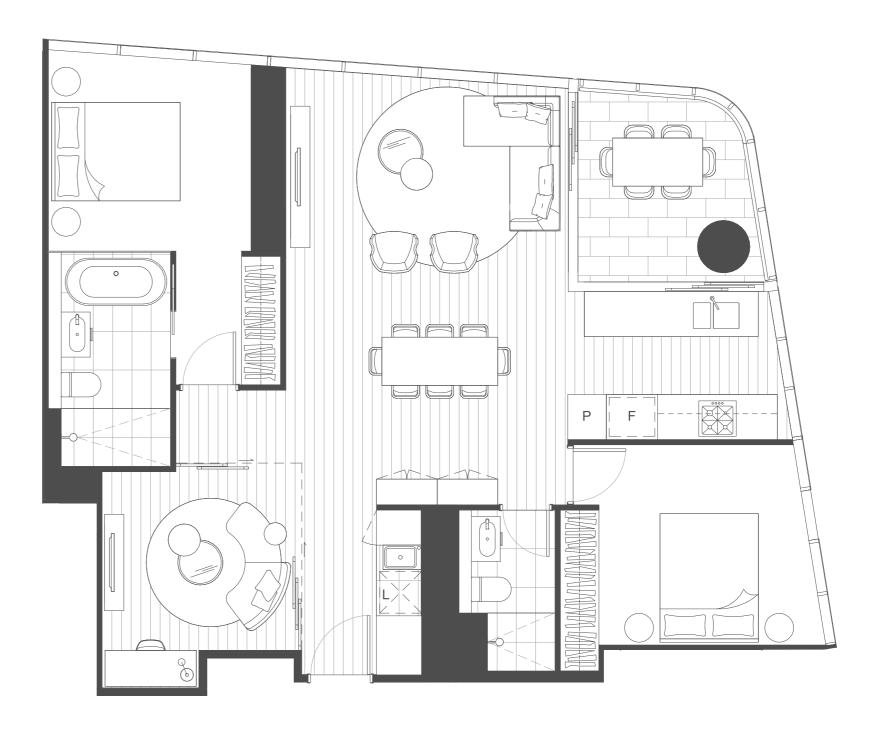
#### Residence Number

22107	23107	24107	25107
22207	23207	24207	25207
22307	23307	24307	25307
22407	23407	24407	25407
22507	23507	24507	25507
22607	23607	24607	25607
22707	23707	24707	25707
22807	23807	24807	25807
22907	23907	24907	
23007	24007	25007	

#### Location



#### DISCLAIMER





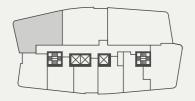
Type: P

Levels: 59 - 63

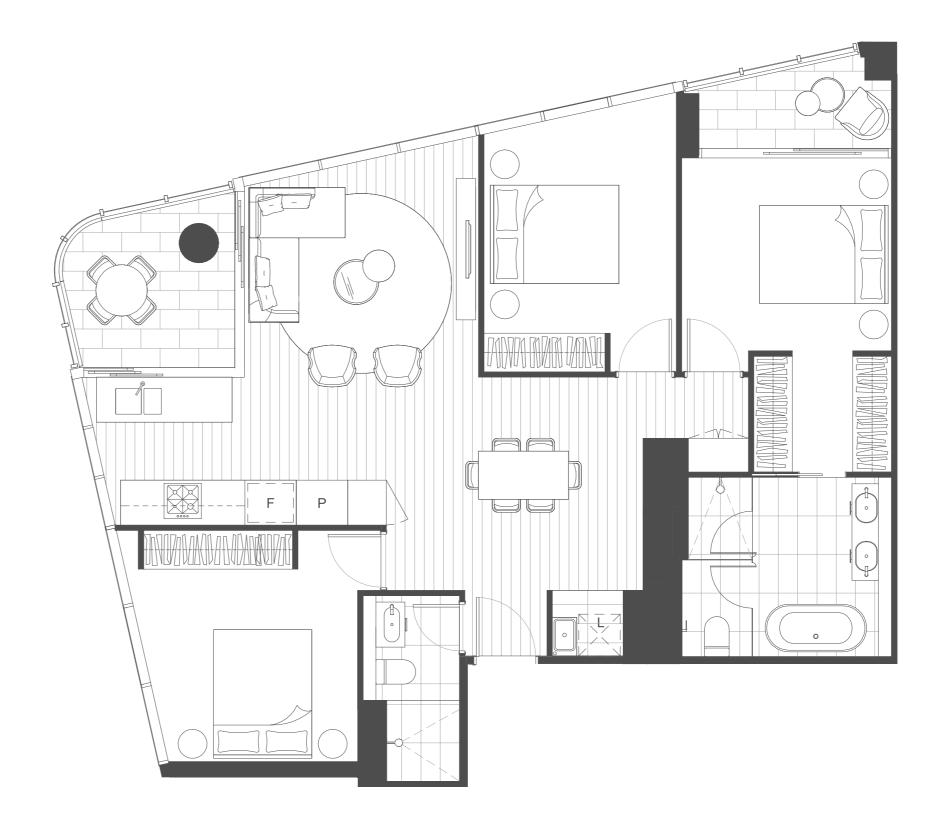
Internal Area: 100m² Balcony Area: 12m<sup>2</sup> Total Area: 112m<sup>2</sup>

#### Residence Number

#### Location



#### DISCLAIMER





Type: Q

Levels: 59 - 63

Internal Area: 108m<sup>2</sup> Balcony Area: 14m<sup>2</sup> Total Area: 122m<sup>2</sup>

#### Residence Number

#### Location



#### DISCLAIMER





Type: R

Levels: 60 - 63

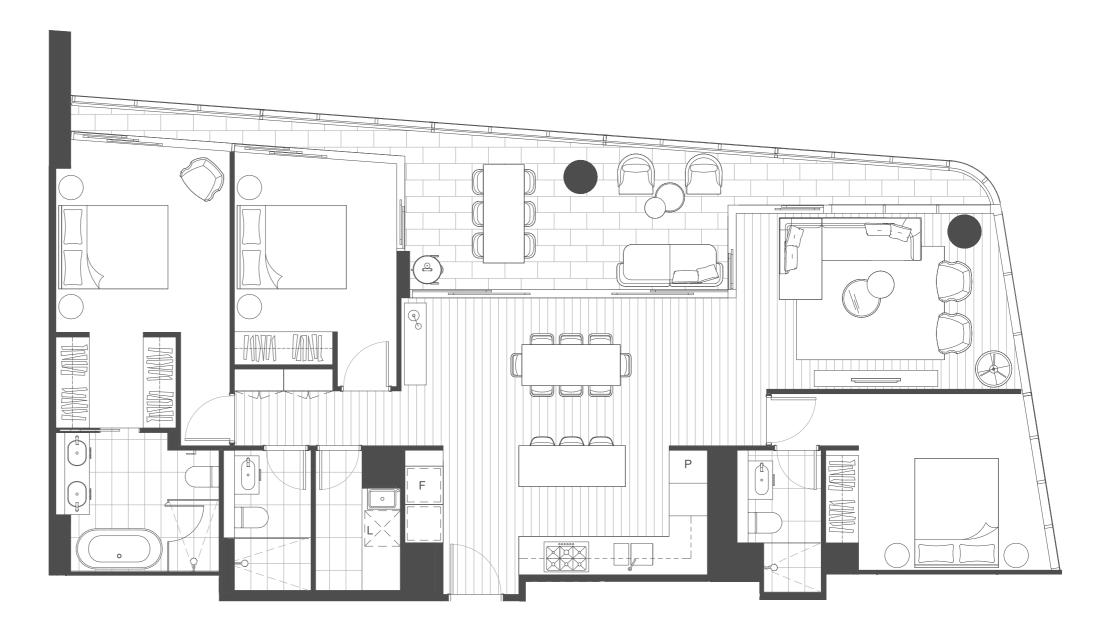
Internal Area: 120m² Balcony Area: 27m<sup>2</sup> Total Area: 147m<sup>2</sup>

#### Residence Number

#### Location



#### DISCLAIMER





Type: S

Levels: 59

Internal Area: 128m² Balcony Area: 40m<sup>2</sup> Total Area: 168m<sup>2</sup>

#### Residence Number

25905

#### Location



#### DISCLAIMER



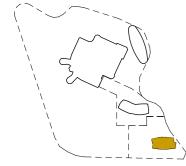




### **Residents' Exclusive Amenities Level 20**

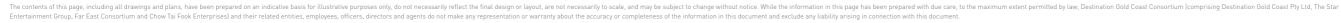


#### Site Plan



- 1 | Pool
- 2 | Sun lounge area
- 3 | Sauna, steam room and relaxation area
- 4 | Kids' play room
- **5** | Weights and stretching area
- 6 | Gymnasium and cardio room
- **7** | BBQ and dining area
- 8 | Casual dining

#### DISCLAIMER



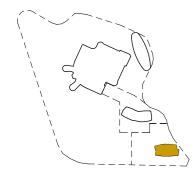


### Residents' Exclusive Amenities and Residences Level 21

UNIT 06 1 BED / 1 BATH / 1 STUDY TYPE E UNIT 07 2 BED / 2 BATH / 1 MPR TYPE 0



#### Site Plan



- 1 | Residents' lounge
- 2 | Private residents' dining and theatre area

UNIT 10 1 BED / 1 BATH TYPE C UNIT 09 2 BED / 2 BATH TYPE I UNIT 08 2 BED / 2 BATH TYPE L



1 Be

1 Bedroom, 1 Bathroom



1 Bedroom, 1 Bathroom + Study



2 Bedroom, 2 Bathroom



2 Bedroom, 2 Bathroom + MPR



# Typical Levels 22 - 41

UNIT 03 **UNIT 04 UNIT 05** UNIT 06 **UNIT 07** 2 BED / 2 BATH 1 BED / 1 BATH 2 BED / 2 BATH 1 BED / 1 BATH 2 BED / 2 BATH TYPE J TYPE A TYPE K /1STUDY /1 MPR TYPE 0 TYPE E UNIT 02 UNIT 01 **UNIT 11 UNIT 10 UNIT 09 UNIT 08** 2 BED / 1 BATH 1 BED / 1 BATH 1 BED / 1 BATH 1 BED / 1 BATH 2 BED / 2 BATH 2 BED / 2 BATH TYPE H TYPE D TYPE B TYPE C TYPE I TYPE L 2 Bedroom, 2 Bathroom 1 Bedroom, 1 Bathroom 1 Bedroom, 1 Bathroom + Study 2 Bedroom, 1 Bathroom 2 Bedroom, 2 Bathroom + MPR

DISCLAIMER

Site Plan



# **Typical Level** 42



Site Plan



# Typical Levels 43 - 58



DISCLAIMER

Site Plan



# **Typical Level** 59

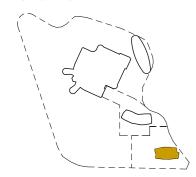
UNIT 03 3 BED / 2 BATH TYPE P

UNIT 04 3 BED / 2 BATH TYPE Q

UNIT 05 3 BED / 3 BATH TYPE S



#### Site Plan



UNIT 02 2 BED / 1 BATH TYPE H

**UNIT 01** 1 BED / 1 BATH TYPE D

**UNIT 09** 1 BED / 1 BATH TYPE B

**UNIT 08** 1 BED / 1 BATH TYPE C

**UNIT 07** 1 BED / 1 BATH TYPE F

UNIT 06 2 BED / 2 BATH /1 MPR TYPE N





2 Bedroom, 1 Bathroom 2 Bedroom, 2 Bathroom + MPR 3 Bedroom, 2 Bathroom 3 Bedroom, 3 Bathroom







# Typical Levels 60 - 63



Site Plan



### The Development Team



The Star Residences, Gold Coast and the rejuvenation of Broadbeach Island has three joint venture partners, The Star Entertainment Group, Far East Consortium and Chow Tai Fook Enterprises Limited – together they form Destination Gold Coast Consortium.



The Star Entertainment Group (formerly known as Echo Entertainment Group) is an ASX 100 listed company that owns and operates The Star Gold Coast, Treasury Brisbane and The Star Sydney. The Star Entertainment Group has also acquired the Sheraton Grand Mirage on the Gold Coast in a joint venture and manages the Gold Coast Convention and Exhibition Centre on behalf of the Queensland Government. The Star Entertainment Group's operations employ close to 9,000 team members. Core to the premium offering at The Star Entertainment Group's properties is the unique spirit of each destination, achieved through a long-term commitment to local relationships and the communities in which it operates. The Star Entertainment Group is committed to optimising its properties and capitalising on the opportunities presented by our world-class locations in Gold Coast, Brisbane and Sydney.

As a local partner with extensive development expertise in world-class integrated resorts, The Star Entertainment Group represents a leading brand in Australia with strong relationships and market insights in both Queensland and New South Wales.



FEC is an international property development company with a strong Australian presence. Founded in 1960, FEC is one of Asia's largest property developers and is a public company listed on the Hong Kong Stock Exchange.

The company was established by Hong Kong's Chiu family. Since commencing operations in Australia in 1994, the group has contributed significantly to Melbourne's skyline through landmark urban renewal redevelopments including Regency Towers, Royal Domain Tower, Northbank Place, Flinders Wharf, The Fifth and Upper West Side equating to over \$2 billion of completed projects.

Far East Consortium's national expansion sees an impressive pipeline of projects, in excess of \$7 billion, including West Side Place in Melbourne, Queen's Wharf in Brisbane, The Towers and City Link in Perth, and The Star Residences in Gold Coast.

Today, the company is one of the largest residential property developers across Asia and Australia, spanning across hotel management and development experience through ownership of the Dorsett Hospitality brand.

周大福企業有限公司 Chow Tai Fook Enterprises Limited Chow Tai Fook Enterprises Limited ("CTFE") is a Hong Kong based conglomerate with a diversified global business portfolio and its principal activities include property holding and development, hotel investment and management, energy investment, transportation and infrastructure investment. Owned by the Cheng family, one of the wealthiest families in Asia, CTFE, together with its group companies, operate in more than 50 cities across Greater China, Asia, Europe and the Americas with landmark real estate projects and over 60 hotels worldwide managed by the Rosewood Hotel Group and third-party hotel brands such as Four Seasons, Hyatt, Marriott and Renaissance. The Cheng family also controls Chow Tai Fook Jewellery Group Limited, one of the largest jewellery retailers in the world.

# E P S I L O N THE STAR RESIDENCES

GOLD COAST

#### thestarresidences.com.au

The contents of this brochure, including all drawings, plans, photographs and illustrations, have been prepared on an indicative basis for illustrative purposes only, do not necessarily reflect the final design or layout, are not necessarily to scale, and may be subject to change without notice. Images include depictions of future stages of the Master Plan, which may not proceed in the same format or at all. Council, State Government and other approvals may be required. The Contract for Sale for each individual lot contains the final details of that lot on which the parties exclusively rely, and this document is not included by reference or otherwise. While the information in this brochure has been prepared with due care, to the maximum extent permitted by law, Destination Gold Coast Consortium (comprising Destination Gold Coast Pty Ltd, The Star Entertainment Group, Far East Consortium and Chow Tai Fook Enterprises) and their related entities, employees, officers, directors and agents do not make any representation or warranty about the accuracy or completeness of the information in this brochure and exclude any liability arising in connection with this brochure.