



NOW LEASING 2 Bell Place, Mudgeeraba, QLD 4213

THE OPPORTUNITY

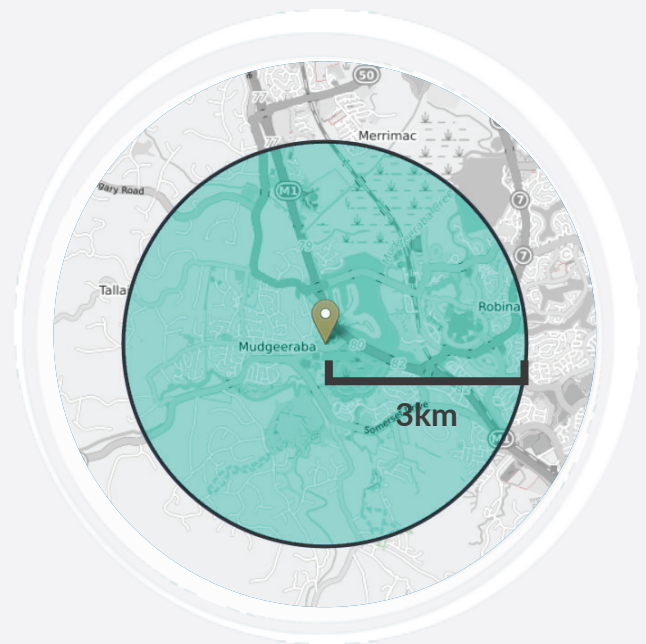
Bell Central is a modern neighbourhood shopping centre, anchored by a Coles supermarket.

It also features a medical centre and 12 specialty stores, including a Pharmacy, BWS and Jetts Fitness.

Other significant landmarks located within the general area include Mudgeeraba State School and the Glades Golf Club.

Situated in the beautiful location of Mudgeeraba with the convenience of being just off the M1 in the Gold Coast, Bell Central provides a great opportunity for potential tenants

DEMOGRAPHIC INFORMATION



Family Structure

	Couple-with children	Couple-no children	Single Parent	Other
Bell Central SC	54%	22.8%	15.4%	7.8%
Australia	53%	23%	12.7%	11.3%

Age Distribution

	0-16 years	17-34 years	35-64 years	65+ years
Bell Central SC	23.4%	21.9%	38.6%	16.1%
Australia	21.1%	24.7%	38.6%	15.6%

Average Income

	Per Capita (\$ per annum)	Household (\$ per annum)
Bell Central SC	31,728	94,458
Australia	38,502	98,172



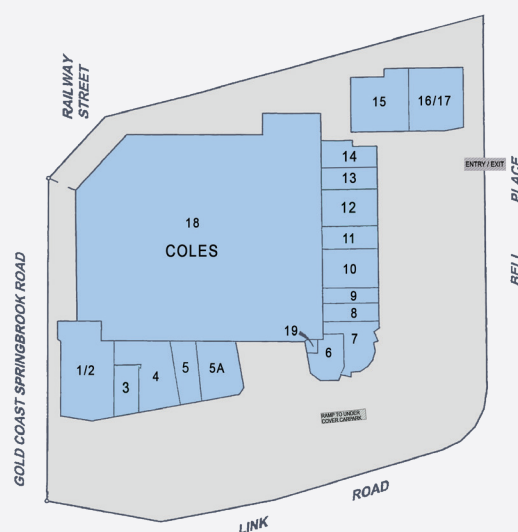


CENTRE PLAN

200+ car parking spaces are available to customers, free of charge. In addition to on grade parking, there is a large, easily accessed, undercover car park.

Bell Central is close to the M1, the major highway from Gold Coast to Brisbane. Mudgeeraba is just 80 kilometres south of Brisbane and 20 kilometres north of the Gold Coast Airport.

Bell Central Site



CONTACT

To discuss leasing opportunities or to find out more information contact:

Mark Long

M 0407 781 157

E mark@allureretail.com.au

Subject to the Australian Consumer Law, Competition and Consumer Act 2010 and any similar legislation applying in Queensland (to the extent that they and any other statutory provisions may not be excluded), Allure Retail for itself and for its related companies, gives notice that any information given in relation to the property contained in this document is gathered from sources Allure Retail believes to be reliable. However, Allure Retail does not represent or guarantee its accuracy. Intending lessees, occupiers or interested parties must verify and satisfy themselves as to the accuracy of all information given by undertaking their own investigations, surveys of building and floor areas, searches and enquiries (including without limitation, as to zoning, town planning and use), and obtaining their own advice. This document is not intended to be relied on by intending lessees, occupiers or interested parties. Allure Retail, its related companies or its servants, agents or employees makes, or has authority to make or give any representation or warranty or to state any matters of fact or opinion in relation to the information contained in this document.

Cover image: Copyright © Knight Frank, accessed at <http://content.knightfrank.com/news/7362/1159-0.jpg>