

## Table of Contents

- | Welcome
- | Property Summary
- | Suburb Information
- | Map
- | Important Documents
- | Your Agents
- | Disclaimer

## Welcome

We are excited to bring to your attention the completion of **443 Queen Street, Brisbane** by CBUS.

At First National Metro, our commitment is to achieve the best possible outcomes for our clients by applying our outstanding expertise, experience and practices through the entire property sales process.

Our focus is on the professional management of Vendors and Buyers, and this combined with the application of our proven sales & marketing methods and processes, ensures that we consistently achieve our Clients' property aspirations.

We're here to answer any questions you may have, so please do not hesitate to get in contact with us at any time. We look forward to being of assistance to you in your search for your new home or investment.

The team at First National Metro Real Estate.

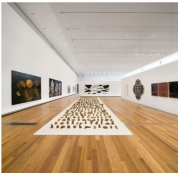
# Property Summary



BRISBANE'S  
MOST LUXURIOUS  
RIVERFRONT  
RESIDENCES



CULTURAL AND  
RETAIL THERAPY  
AWAITS YOU



\*Based on the findings of the 2015 survey conducted by the Urban Research Institute of Australia (URI), the 443 Queen St building was ranked as the most luxurious riverfront residence in Brisbane. The survey also ranked the building as the most luxurious riverfront residence in the city of Brisbane. The survey was conducted by the Urban Research Institute of Australia (URI) and the results are available on their website.







WHERE THE CITY  
MEETS RIVERFRONT

At 44 stories, this is an urban canyon, where the city meets the river. The tower is the first to combine a modern, high-rise building with a lush, vertical garden. The building is a masterpiece of modern architecture, with a unique design that blends the city with nature. The building is a masterpiece of modern architecture, with a unique design that blends the city with nature.



VIEW 01



VIEW 02



VIEW 03

Wake up to the sun sparkling on the river.  
Watch the night on the rising levels.  
From a roof garden, you'll see it all.



VIEW 04



VIEW 05



VIEW 06



GRAND ARRIVAL

Experience the grand arrival of the new building, with a unique design that blends the city with nature.



YOU'VE  
ARRIVED

Experience the grand arrival of the new building, with a unique design that blends the city with nature. The building is a masterpiece of modern architecture, with a unique design that blends the city with nature.





# URBAN SANCTUARY



Overlooking the riverfront, the Recreation Deck  
enjoys both morning sun and city views  
from its terrace and gardens.

Plenty of greenery surrounds the terrace as there is a central  
area for a garden, which is designed to be a lush, green space  
with a variety of plants and trees. The garden is designed  
to be a lush, green space with a variety of plants and trees.  
The garden is designed to be a lush, green space with a variety of plants and trees.

- 1. LIFT UP TO THE
- 2. LIFT UP TO THE
- 3. LIFT UP TO THE
- 4. LIFT UP TO THE
- 5. LIFT UP TO THE
- 6. LIFT UP TO THE
- 7. LIFT UP TO THE
- 8. LIFT UP TO THE
- 9. LIFT UP TO THE
- 10. LIFT UP TO THE
- 11. LIFT UP TO THE
- 12. LIFT UP TO THE
- 13. LIFT UP TO THE
- 14. LIFT UP TO THE
- 15. LIFT UP TO THE
- 16. LIFT UP TO THE
- 17. LIFT UP TO THE
- 18. LIFT UP TO THE
- 19. LIFT UP TO THE
- 20. LIFT UP TO THE



Private Dining & Lounge

For your more intimate dining party, the new space  
offers a private dining room with a view of the city.  
The room is designed to be a lush, green space with a variety of plants and trees.



443  
QUEEN  
BY CBUS PROPERTY

# UNWIND HIGH ABOVE THE CITY



Overlooking the riverfront, the Recreation Deck  
enjoys both morning sun and city views  
from its terrace and gardens.

Plenty of greenery surrounds the terrace as there is a central  
area for a garden, which is designed to be a lush, green space  
with a variety of plants and trees. The garden is designed  
to be a lush, green space with a variety of plants and trees.  
The garden is designed to be a lush, green space with a variety of plants and trees.



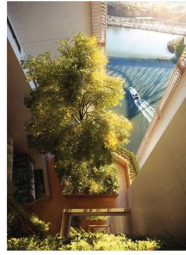
# YOUR SENSE OF PLACE

Look, beyond the city and beyond the city  
the horizon, overlooking the river and city.

The building is designed to be a lush, green space with a variety of plants and trees.  
The building is designed to be a lush, green space with a variety of plants and trees.  
The building is designed to be a lush, green space with a variety of plants and trees.



## NATURAL LIVING

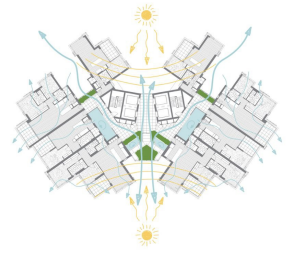


### Paradise Within

Plants, flowers and our people will add to the natural beauty of the building. The building is designed to be a natural living space. The building is designed to be a natural living space. The building is designed to be a natural living space.

The building is designed to be a natural living space. The building is designed to be a natural living space. The building is designed to be a natural living space.

## THE SUBTROPICAL AIR



### Breathe In The Sky

All spaces have been designed to be a natural living space. The building is designed to be a natural living space. The building is designed to be a natural living space.

The building is designed to be a natural living space. The building is designed to be a natural living space. The building is designed to be a natural living space.



### Subtropical Living

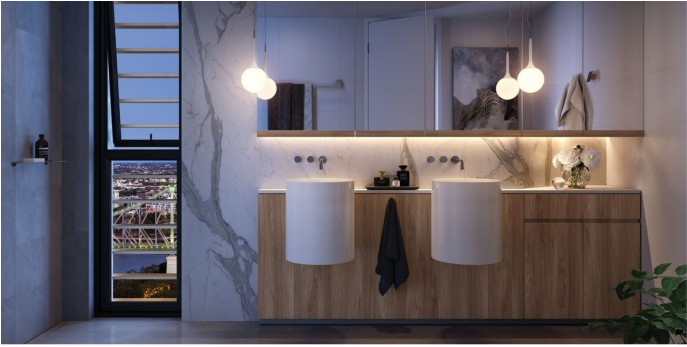
The building is designed to be a natural living space. The building is designed to be a natural living space. The building is designed to be a natural living space.

The building is designed to be a natural living space. The building is designed to be a natural living space. The building is designed to be a natural living space.





*Kitchen & Dining Area*  
Contemporary kitchen and dining area featuring a large island with a white countertop, a large chandelier with multiple spherical pendant lights, and a view of the city.



*Contemporary Bathroom & Ensuite*  
The light and airy feel is achieved by the large windows, which provide a view of the city. The large mirror and the large window provide a view of the city. The large mirror and the large window provide a view of the city.



## An Unparalleled Collection of Residences in the Heart of Brisbane...

Discover a new benchmark in luxury living, created by the nationally recognized developer Cbus Property.

Positioned between Queen Street and the iconic Brisbane River, this exclusive collection of residences offers an unparalleled lifestyle in the heart of the city. With expansive, uninterrupted views of Brisbane's skyline and river, each home is a sanctuary from the vibrant urban landscape just steps away.

Designed by internationally renowned architecture firm WOHA, this building is a feat of innovation, tailored to embrace Brisbane's subtropical climate. Open-air walkways and verdant arrival gardens welcome natural light and ventilation, and each residence is meticulously crafted to 'breathe,' creating an exceptional organic living environment.

Inside, the attention to detail is equally impressive. The open-plan layouts are generously sized, and every residence features high-end finishes such as premium stone benchtops, stunning timber floors, and floor-to-ceiling windows that flood the space with natural light. The kitchens are equipped with high-quality Miele appliances, catering to both form and function. A unique touch is the naturally ventilated internal drying court, an elegant and eco-friendly addition to each home.

The experience extends beyond the residences themselves. Residents enjoy exclusive access to a full-floor recreation deck, featuring a stunning 25-metre infinity pool with uninterrupted views of the river. For those who love to entertain, there's a private dining room complete with a commercial-grade kitchen, and outdoor lounge cabanas provide the perfect setting for relaxed gatherings. The deck also includes a fully equipped gymnasium and a yoga deck, ensuring that wellness is always within reach.

Located adjacent to the heritage-listed Customs House and a neighboring park, this development is not just a residence but a lifestyle. With 1-bedroom homes starting from \$850,000 and 2-bedroom homes from \$2,000,000, this is an opportunity to live at one of Brisbane's most prestigious addresses—complete and ready for immediate move-in.

For more information or a confidential chat regarding your property goals, contact:

George Koukides : 0412 872 786

Lindsay Woodland : 0417 797 559

## Suburb Information

### Brisbane QLD 4000

*Suburb Snapshots*

#### Houses



Median House Price  
12 months from 17-Dec-2024



Median Days on Market (House Sales)  
12 months from 17-Dec-2024



Interested Buyers (House)



Median Rental Price (Houses)  
12 months from 17-Dec-2024



Median Days on Market (House Rentals)  
12 months from 17-Dec-2024



Rental Yield (House)  
12 months from 17-Dec-2024



Number of Houses Leased  
12 months from 17-Dec-2024



Houses for Rent



Interested Renters (House)



Median House Price  
12 months from 17-Dec-2024



Median Days on Market (House Sales)  
12 months from 17-Dec-2024



Interested Buyers (House)



Median Rental Price (Houses)  
12 months from 17-Dec-2024

Median Days on Market (House Rentals)  
12 months from 17-Dec-2024

Rental Yield (House)  
12 months from 17-Dec-2024



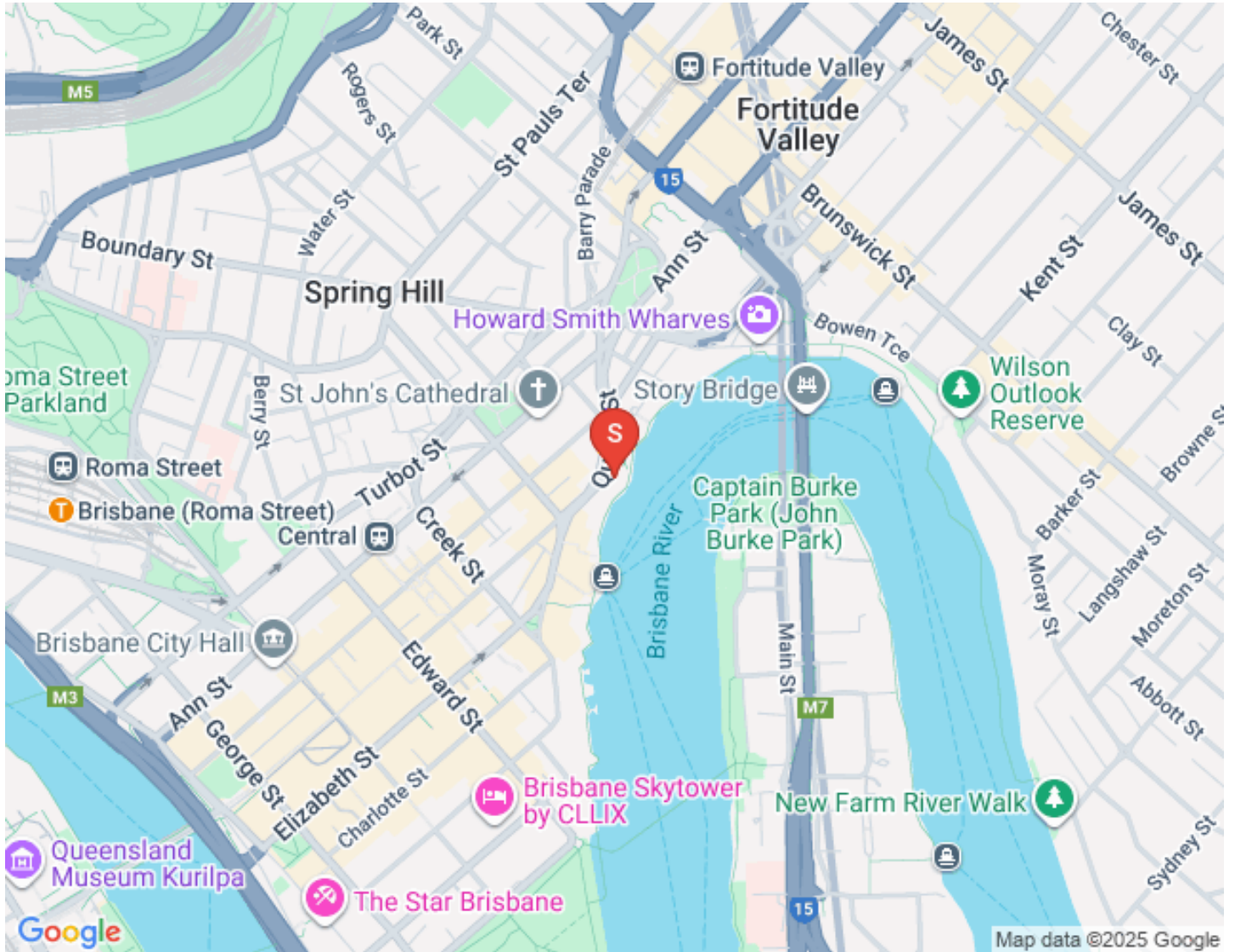
Number of Houses Leased  
12 months from 17-Dec-2024

Houses for Rent

Interested Renters (House)



## Map



## Important Documents

[Body Corporate Fees](#)

[Strata Plans](#)

[Contract of Sale](#)

[Disclosure](#)

## Your Agents



### GEORGE KOUKIDES

PRINCIPAL

0412 872 786

[georgek@metrofn.com.au](mailto:georgek@metrofn.com.au)

Since starting in real estate in 1989 he has led the way, turning a small local agency into a diversified business.

George now has over 30 years of experience in all facets of real estate agency practice, property development, property investment and sales.

The reasons for his success are clear when you deal with George. His quick intellect, depth of experience and industry knowledge is exceptional.

His analytical approach, business acumen and understanding of property deliver the results for his loyal client base.

George holds a Bachelor of Engineering Degree from the University of Queensland.

To speak to George about he can assist you in Selling, Leasing or Managing your property, contact him on **0412 872 786**.



---

## Disclaimer

The information provided herein relating to the property known as 443 Queen Street, Brisbane offered for sale, has been supplied to First National Metro by the vendor of the property. Whilst the information contained herein is provided in good faith, First National Metro advises that it is merely acting as messenger of the information provided by the vendors of the property, and it does not take responsibility for any errors, omissions or misrepresentations that may be found. First National Metro recommends that you seek independent advice and make your own full and proper enquiries and complete full due diligence before acting on any information contained herein. Subject to any terms implied by law and which cannot be excluded First National Metro accepts no responsibility for any loss, damage, cost, or expense incurred by you as a result of any error, omission or misrepresentation herein.