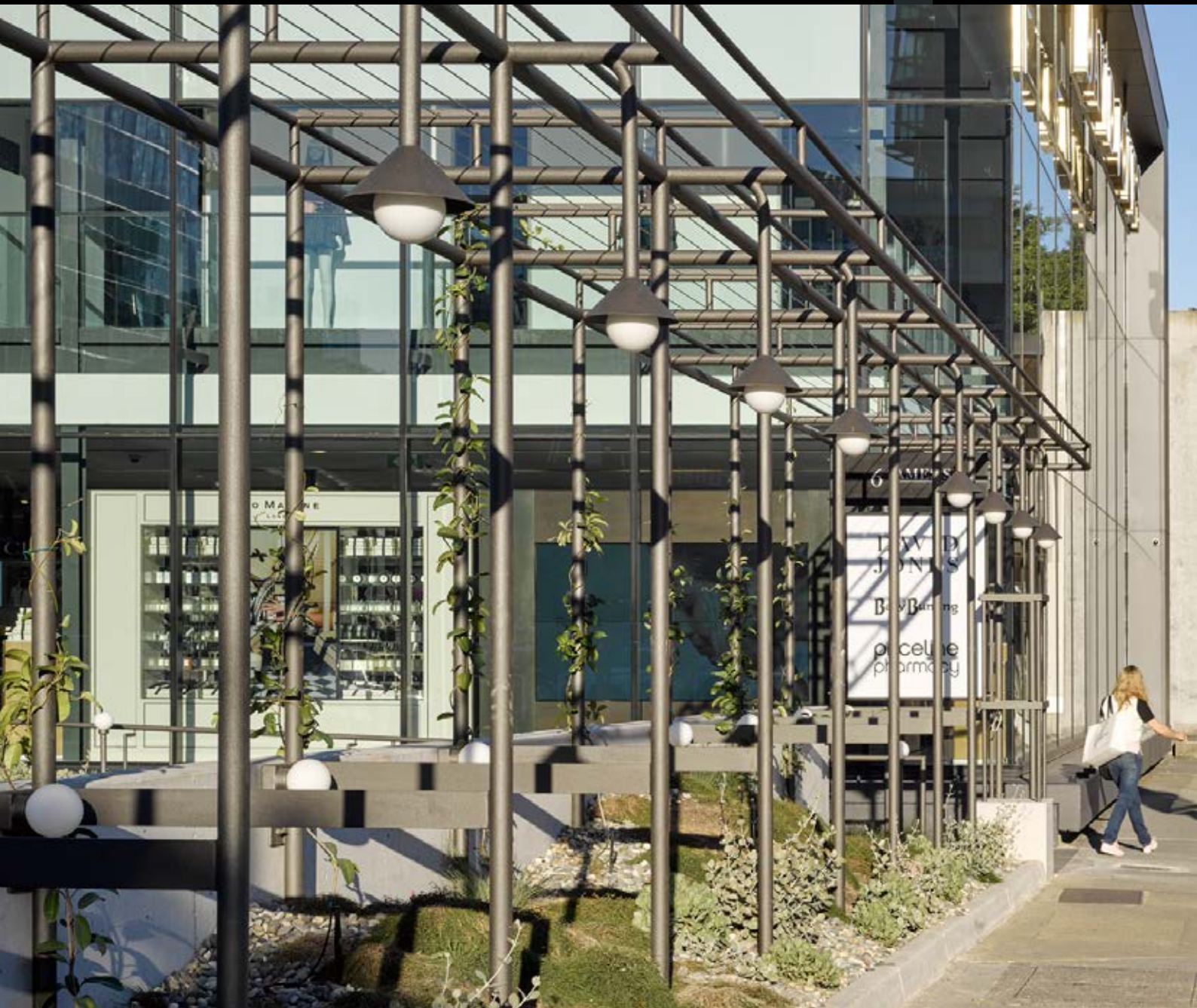


ASSET MANAGEMENT CASE STUDY

6-10 JAMES STREET
FORTITUDE VALLEY



ASSET SNAPSHOT

Address	6-10 James Street, Fortitude Valley
Client	Private Family
Project Value	\$30m

MARQUETTE SCOPE

- ▶ Asset planning
- ▶ Leasing strategy
- ▶ Marketing strategy
- ▶ Leasing coordination



PROJECT DESCRIPTION

In 2016 Marquette was appointed as leasing manager of 30 James Street, a 3,800sqm Bulky Goods Centre on one of Brisbane's premium retail high streets, 1km from the Brisbane CBD.

Marquette was appointed to negotiate outcomes that would:

- ▶ Retain existing tenants where possible
- ▶ Limit CAPEX
- ▶ Maintain tenant profile
- ▶ Extend the WALE

In 2017 the asset was relaunched with a new flagship David Jones store, Priceline Pharmacy and Baby Bunting.