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Gold Coast **Bulletin**



BUSINESS

Old hospital site's new life as council approves massive seven tower project

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LUXURY apartments with the best views of Surfers Paradise — it's a long way from dinghy old hospital rooms but this is how Southport's biggest site will be transformed.

The *Gold Coast Bulletin* can release the first photographs showing the plans for the old Gold Coast Hospital site after council today approved a massive project on the 3.2ha site.

Council's planning committee after an officer's recommendation voted for a seven tower development on the site to be approved. It was ticked off at today's full council meeting.

Southport-based councillor Dawn Crichlow told council: "This was a really good decision for Southport. I'm very excited about it."

All councillors supported the project except Peter Young who described some of the building designs as "average" on such a strategic site.

The council has asked the developer to change some designs after a report by officers.



📷 Artist impressions of new Queen Street Village development

An extensive report to council shows the developer had proposed seven towers ranging in height from 16 to 25 storeys and the site would include a retirement facility, residential care, theatre, health care services, food and drink outlets along with a showroom and offices.

The approved Stage One includes the Palladium — a 19-level building which features 17 levels of residential apartments ranging from one to three bedrooms and a retail piazza on the ground level.

The developer today released art work for Palladium residential building which will be constructed on the corner of Nerang Street and Little High Street with construction expected to start after the Commonwealth Games.



View from the tower at night.

Called Queen Street Village, the project is being developed by award-winning urban renewal specialists Property Solutions and rates as of the largest developments to be launched on the Coast in recent years.

Property Solutions joint managing director, David Blanck said the overall design concept recognised the site's characteristics and surrounds, central location and transport connections making it an ideal fit for an accessible multi-use lifestyle precinct.

"Property Solutions has put in a lot of hard work and we're very excited to have the development approval through, enabling our sales team to share the vision that we've put together for the people of Southport and the wider Gold Coast," he said.

Property Solutions sales and marketing director Craig Wright said initial research identified the large site as the ideal place for the Village with the Southport CBD nearby and the local population predicted to grow 3.5 per cent per annum over the next 20 years.

The \$550 million integrated masterplanned community would be developed over the next six to eight years on the site bound by Queen Street, Nerang Street and Little High Street in Southport.



📷 Queen Street Village artist impression.

“We are creating a vibrant multi-use lifestyle hub for Southport, with residential, retail, dining and entertainment opportunities all in the one central location with higher level apartments featuring sweeping views across the entire Gold Coast and out to the Hinterland,” Mr Wright said.

“We also wanted to maximise the strong public transport links surrounding the site and have incorporated direct pedestrian access from the development to the Gold Coast light rail station on Nerang Street.”

Queen Street Village has already secured major retailers, including IGA, Dendy, Liquor Legends, ChemPro, Hanaro Mart, Guzman y Gomez and Mercure Hotel.

Queen Street Village Marketing Manager and TOTAL Property Group managing director Adrian Parsons said the development would create many residential and commercial opportunities for the Southport area.

“Apartment living is becoming more sought after because of the convenient lifestyle on offer with retail, cafes, restaurants, and entertainment right on the doorstep – which is what people are seeking these days, as we are seeing in many large cities,” he said.



📷 The undeveloped site at Southport. Picture: Jerad Williams

“Queen Street Village has been designed with meandering laneways, central courts and piazzas, which is appealing to purchasers looking for a relaxed lifestyle with inner-city convenience.

“Now the development approval is through we can take the Stage One Palladium apartments to market for the first time, as our sales team has been receiving inquiries from people who are interested in the variety of floor plans catering for different types of households.”