

BEYOND THE HORIZON



HEALTH & KNOWLEDGE PRECINCT **GOLDCOAST**™



*If you never look beyond
known horizons, you'll never
see the future.*

*Innovation takes you to
the edge of the horizon.
Transformation pushes
beyond.*

Collaboration is the future.



**Join us to find your
beyond.**

Australia's emerging global city is home to Asia-Pacific's newest health and innovation hub - the Gold Coast Health and Knowledge Precinct (GCHKP) - a unique global business location for high-tech industry development, research collaboration and jobs of the future – your new business horizon.

Backed by \$5 billion in recent health, education and transport infrastructure and equipped with ultra-high-speed fibre Internet, the 200-hectare GCHKP will transform Australia's leading lifestyle city.

Home to the world-class Griffith University, co-located with the \$1.76 billion Gold Coast University Hospital (GCUH) and the Gold Coast Private Hospital, the GCHKP played host to the 2018 Commonwealth Games Athletes Village, now transformed into a vibrant community in which to live, work and learn.

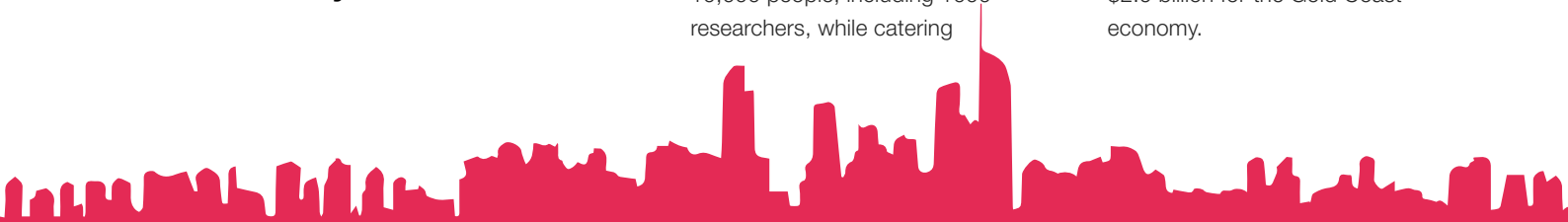
The Precinct already employs over 10,000 people, including 1000 researchers, while catering

to 20,000 students and will be home to 2,500 new residents in Australia's first build-to-rent community, Smith Collective.

With a combination of expertise, infrastructure, land and lifestyle unique in Australia, 9.5 hectares of premium development-ready land is available for life sciences, health and technology businesses serviced by the Gold Coast Light Rail and with easy transport access.

The commercial land within the Precinct will enable the attraction of leading global companies, research facilities, collaborative partnerships, dynamic SMEs and innovative start-ups and includes the Precinct's new co-working and innovation space, COHORT.

The GCHKP's exciting proposition shines with an enviable lifestyle to attract the best and brightest to find their beyond, eventually supporting up to 26,000 local jobs and generating \$2.9 billion for the Gold Coast economy.



Why invest in the GCHKP?

At the contemporary convergence of health, science and engineering and empowered by digital technology and big data, GCHKP researchers, clinicians and companies collaborate at the cutting-edge of innovation.

This modern, multi-disciplinary approach positions the Precinct to deliver high tech innovation in next-generation personalised medicine and preventative healthcare, advanced digital design, prototyping and manufacturing, Artificial Intelligence (AI) and data analytics and leading global training facilities in niche areas of strength.

Exciting commercial opportunities exist for small, medium and larger companies, from incubator and co-working spaces to anchor tenancies and greenfield developments, with pathways into the Precinct through clinical trials, supply chain opportunities, research collaboration, medical discovery and development and commercial partnerships, alongside health and medical training and development.

Be part of a vibrant, self-contained yet connected economic hub driving collaboration and entrepreneurship.

Leverage long-term commercial and collaborative partnerships with internationally recognised research and specialised services already in the Precinct.

Have immediate access to supporting infrastructure including carrier-grade Internet and upgraded roadways and public transport, including the G:link light rail system linking to the rest of the city and to heavy rail.

A dedicated project office helps facilitate collaboration, research and strategic supply chain partnerships and investment attraction opportunities, with attractive government incentives available.

The GCHKP represents a smart investment in Australia's fastest growing major city with a stable, diversifying economy, competitive taxes, skilled workforce and climate and lifestyle second to none.



2000 – 2006 2007 – 2012 2013 – 2017 2018 – 2020 2021 – 2030

The beginning

City of Gold Coast endorses vision for GCHKP. Griffith University begins investment in campus research facilities including opening the Institute for Glycomics.

Expansion

Griffith continues campus expansion. Gold Coast University Hospital (GCUH) under construction. Qld Academy of Health Sciences opens. Gold Coast wins 2018 Commonwealth Games (GC2018) bid.

Acceleration

GCUH opens. Griffith Health Centre opens. Light Rail Stage 1 complete. PDA approved by Queensland Government, Project Office established. Gold Coast Private Hospital opens. GC2018 Athletes Village under construction.

Opportunity

Light Rail Stage 2 complete. GC2018 successfully staged. Smith Collective launches residential and retail. COHORT co-working and innovation space opens. Early stage new developments under construction including ADaPT.

Growth

ADaPT expands. Clinical trial capacity builds. Global companies and SME's establish niche operations to align with Precinct specialised strengths in technology, personalised medicine & drugs, vaccines and diagnostics.

Our Partners



The Queensland Government is the owner of the 9.5 hectares of premium development-ready land within the Parklands PDA and is responsible for the master planning, planning approval and facilitation of development within the area. edq.qld.gov.au

CITY OF GOLDCOAST™

City of Gold Coast has a fast-growing, multi-cultural population of 600,000 people and is managed by Australia's second largest local authority. With a vibrant and diversifying economy and the growing health and education industries combined now the largest sector in the city, the Gold Coast is in the midst of exciting transformation. goldcoast.qld.gov.au



Griffith University is a university of influence in the Asia Pacific, as a comprehensive research-intensive institution ranking in the top 2% of universities globally, and 35 in the world for universities under 50. The most recent (2018) Excellence in Research Australia (ERA) results demonstrate that the university is performing at or above world standard in 59 areas, many with strong industry-focused R&D opportunities.

With 50,000 students, teaching and research spans five campuses in South East Queensland, with the largest campus located within the Precinct, catering to almost 20,000 students. griffith.edu.au

Gold Coast Health

Gold Coast Health is one of the fastest growing health services in Australia, delivering a broad range of secondary and tertiary health services from 13 community facilities, two major allied health precincts and three hospitals, including the GCUH.

GCUH opened in 2013, comprising a total of 1500 day and overnight beds across seven buildings, covering 170,000sqm. It was ranked in the top 6 hospitals in Australia in the Newsweek World's Best Hospitals rankings 2019. goldcoasthealth.qld.gov.au

Partnership and Investment Opportunities

Commercial land

The Precinct's land offers lot sizes up to 21,000m² GFA with building heights of 8-10 storeys and a range of development models on offer.

EDQ is working with some of Australia's leading property developers, built form and design innovators to deliver spaces which enable diverse and flexible purchase and leasing opportunities for startup and established businesses.

The vision is to offer tenancies - office suites, medical suites or turnkey laboratories - both adaptable layouts and flexible cost structures to support the funding models and growth trajectory of next-generation life sciences, health and technology related businesses.

edq.qld.gov.au

ADaPT

Griffith University's Advanced Design & Prototyping Technologies facility will engineer next-generation biomedical and industrial applications in a unique collaborative environment for innovation in new technology platforms.

ADaPT brings together multi-disciplinary expertise across the university, in collaboration with leading industry partners to push the boundaries in advanced design, prototyping and new materials, in what is called the 'next industrial revolution' or Industry 4.0.

Find out about industry partnering in R&D projects or co-location.

griffith.edu.au/advanced-design-prototyping-technologies-institute

COHORT

COHORT is a launchpad for health and technology startups, creatives, innovators, new businesses, entrepreneurs and mentors.

The 2,500m² space includes 46 coworking desks, 10 private offices with a further 35 desks, 930m² of space to let as private tenancies, three meeting rooms, two boardrooms, a 150-person event space, podcast room and webinar studio.

Enhanced with commercial coffee machine, outdoor gym space, bike racks, showers and lockers and with high-speed Internet, printing, reception and events, COHORT has everything that a startup or small business needs to succeed.

cohortspace.com.au

Other Precinct Occupants

Smith Collective – residential and retail

The Gold Coast 2018 Commonwealth Games Athletes Village has been transformed into Australia’s first dedicated renters community – Smith Collective – a vibrant residential and retail village and an ideal place to live, work, study and play within the Precinct for approximately 2,500 residents.

Managed by leading property innovators JLL, Smith Collective reinvents rental, offering 1,252 apartments and town-homes and an exciting retail and dining precinct. smithcollective.com.au

Gold Coast Private Hospital

We’re also home to the \$282 million Gold Coast Private Hospital, a new world-class facility offering 314 beds, 21 operating theatres, and 24-hour Emergency Care Centre. goldcoastprivate.com.au

Southport Sharks

The Southport Sharks Sports & Entertainment Precinct provides recreational opportunities, together with the Mantra at Sharks boutique hotel, ideal for conferences and training accommodation. southportsharks.com.au




Queensland Health Sciences Academy

The Queensland Academy of Health Sciences provides high-achieving senior secondary education and integration with Griffith University health science programs. qahs.eq.edu.au/

G:Link (Light Rail)

The Gold Coast Light Rail has two stops within the Precinct (Griffith University & GCUH) with access to the Southport CBD, Surfers Paradise and Broadbeach and north to Helensvale and heavy rail to Brisbane. ridetheg.com.au

Precinct Strengths

People					
	Global talent	1000 researchers	700 research students	Leading clinicians	
	Skills				
		20,000 students	Innovative degrees	Growth in STEM skills	Entrepreneurial hub
Niche expertise					
		Micro and Nanotechnology	Advanced design	Additive manufacturing	Personalised Medicine
	New technologies				
		Drug & Vaccine development	Clinical trials	Big data & AI	Cybersecurity

The GCHKP Project Office is actively working on behalf of the partners to ensure delivery of a world-class hub of knowledge, innovation, employment and investment.

gchkp.com.au

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