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AZZURA INVESTMENTS LIMITED GAINS APPROVAL FOR \$650 MILLION DOLLAR MONARCH PLACE DEVELOPMENT

Azzura Investments Limited will begin construction on the \$650 million Monarch Place in the coming months after gaining the council's tick of approval, as the Gold Coast developer advances the latest stage of its \$3 billion Imperial Square project.

The move follows a sellout of the first stage Regal Residence which is nearing completion, with the project triggering a major transformation of the southern Southport site known as the TSS (The Southport School) precinct.

Azzura Investments Limited says buyer demand for Regal Residences has spilled over into Monarch Place, which will deliver a total of 323 luxurious premium apartments, appealing to the downsizer market.

Development of Monarch Place will introduce the first new retail and commercial tenancies that will lay the foundation for Azzura's Imperial Square vision to become a world-class destination comprising residential, retail, commercial and health facilities.

Monarch Place is the second of four towers planned for the 1.43ha site, which includes the Gold Coast's tallest tower – the 108-level The Majesty – and the 68-level Imperial Tower.

"Development approval for Monarch Place is a significant milestone for our Imperial Square master plan," said Azzura Investments Limited founder and CEO Robert Badalotti.

"Not only does it represent a first for the Gold Coast through a premium offering that will create a unique community of residents, but it also takes our vision for Imperial Square to the next level.

"Monarch Place will play an integral role in our master plan which is creating a new living heart for Southport where each stage is interconnected through plazas at various levels and complemented by functional, attractive and sustainable green spaces and recreational areas."

Rising 40 levels, the Kris Kowalski Architects-designed Monarch Place will introduce a range of retail and commercial tenancies, including a large tavern with indoor and outdoor dining options. On level six, there will be spacious event spaces featuring a pool surrounded by cabanas, perfect for the ultimate luxe alfresco celebrations, weddings, gala events, or meetings.

Monarch Place will introduce an exciting retail offering on the ground level and first floor, incorporating an extensive food and dining offering with an up-scale food hall/social dining hall.

A key feature of the premium food hall will be a Taste of Italy which will introduce the concept of creating a multi-faceted Italian culinary experience.

Level two will be dedicated to the Monarch Place Medical Suites Precinct which will offer a range of of strata-titled specialist medical suites.



The residential offering at Monarch Place is also second to none as the project introduces an extensive array of apartments with Levels 7 to 26 comprising a coveted collection of one-, two- and three-bedroom premium residences.

Levels 27 to 28 will be devoted to an exclusive offering of two-storey sky homes, with Levels 29 to 38 devoted to generously expansive four-bedroom apartments.

Level 39 steps up the luxury with three sub-penthouses, each with plunge pools, while Level 40 will host Monarch Place's peak offering of two luxury penthouses, each with a private infinity pool, bar,

The Monarch Imperial Club will deliver an array of exclusive amenities for residents on level five, including a gymnasium, sauna, heated indoor pool and spa, a hairdressing salon and beauty parlour, games and entertainment room, cinema, golf simulator, art and craft studio, library, resident workshop, bar and restaurant.

"Now that we have secured development approval, and as we edge closer to completing the first stage Regal Residences, we are looking forward to starting construction of Monarch Place in coming months," said Mr Badalotti.

"Monarch Place has been designed as an iconic project that will transform the city's look and feel. I envisioned this development to include everything a resident could ever dream of being available under one roof, ensuring the residential offering functions as a comprehensive ecosystem. The property will feature a concierge service to provide residents with access to various amenities at their fingertips, along with a fleet of electric vehicles available for their use and an array of specialty shops and medical offerings."

"The Monarch Imperial Club will span over 2,000 square meters, offering guests an abundance of amenities to cater to their every need. Additionally, there will be a 1,500 square meter childcare facility on-site to further enhance the offering for families, ensuring that every aspect of comfortable living is addressed."

"Azzura Investments Limited is fully committed to delivering our master plan to create a world-class community in Southport. We are proud to be creating an innovative urban renewal project that meets the lifestyle needs of Gold Coasters."

Monarch Place's residential offering will incorporate all the qualities of innovation, economic development and sustainability for which Azzura Investments Limited is renowned.

Residents will also have access to a dedicated music room, games and entertainment rooms, consulting rooms, boardroom, and grand ballroom, plus a commercial-grade kitchen and dining area with a bar and coffee lounge.

Azzura Investments Limited anticipates launching Monarch Place to the market this month.

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