

GARDIAN COMMERCIAL BULLETIN

A REGULAR NEWSLETTER FROM THE GARDIAN COMMERCIAL TEAM



The Gardian Commercial Team



Mark Kelly
Head Of Commercial



Chris Bonanno
Senior Sales &
Leasing Agent



Cecelia Reed
Senior Asset Manager/
Sales Agent



Greg Smith
Sales Agent



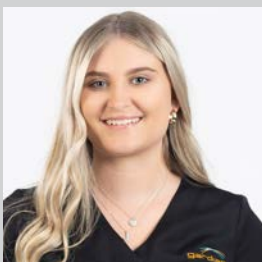
Karen Poole
Commercial
Administrator



Andrew Collins
Sales/Relations
Manager



Stacey Alderman
Operations Manager/Marketing



Kate Radel
Administrator

GARDIAN HELPS RAISE MUCH NEEDED FUNDS FOR THE MACKAY HOSPITAL FOUNDATION

The Mackay Hospital Foundation Family Fun Day presented by Gardian was held last Sunday 1st June. The day was a huge success with thousands of locals streaming through the gates. It was a very successful fundraising event for our local hospitals. Funds are still being counted as we go to print. All funds raised on the day are donated to support the greatest needs of the Mackay Hospital Foundation. The Mackay Hospital Foundation is a community driven charity providing fundraising support to the Mackay Base Hospital and all other public hospitals in the Mackay district including Proserpine, Sarina, Moranbah, Dysart, Clermont, Bowen and Collinsville. The team at Gardian love being involved in the local community and helping out on the day is second nature to them all. Leading up to the event the staff at Gardian encouraged local businesses to donate prizes for the Gardian PRIZE TENT. All you had to do was pay your entry to the event and you could enter the draw for \$20,000.00 worth of prizes. Being a local, family-owned company, Gardian are committed to giving back to the local community in anyway they can. With close to 70 staff delivering expertise across Finance, Insurance, Financial Planning, Real Estate Sales, Property Management and Commercial Sales and Leasing, Gardian are "with you at every step".

Volunteers on the Day

This event can not take place without the dedicated efforts of the volunteers at Mackay Hospital Foundation, the team that work for the Foundation, the sponsors of the event, the many stall holders, Classic Car owners, Food Vendors, Media support from Star 101.9, Seven and Mackay Whitsunday Life - However HUGE gratitude should go to the thousands of locals that came through the gates to enjoy a FULL DAY of entertainment.

This event continues to grow each year offering affordable FUN for the WHOLE Family whilst supporting 8 hospitals around the region. Gardian is proud to offer their support each year as a local, family owned business that has served the area for 25 years - giving back is a high priority.



Finance | Insurance | Financial Planning | Real Estate Sales | Property Management | Commercial Sales & Leasing



Commercial Property INSIGHTS Night



Monday, 28 July



6:00pm



Ocean International



Hosted by Gardian Commercial



Guest Speaker
Campbell Newman

MC
Darryl Brohman

We're bringing together the region's commercial leaders, investors, and professionals for a night designed to inform and connect. Hear directly from local and national experts, gain valuable market perspectives, and enjoy drinks and networking in a premium setting.

What's shaping the future of Mackay's commercial market?

- Local market trends with Chris Bonanno
- Business insurance essentials with Luke Phillips
- Asset management strategies with Cecelia Reed
- The future of our region will look like with Campbell Newman
- Q&A with footy legend and media personality Darryl Brohman

REGISTER NOW

- Ocean International, 1 Bridge Road, Mackay
- Monday, 28 July 2025
- 6:00pm start | 7:30pm finish followed by networking
- Door prize raffle on arrival ➤ Drinks & light catering included



**Many of Life's failures are
people who did not realise
how close they were to
success when they gave up**
- Thomas Edison

CALENDAR EVENTS

- 17TH JULY RIN TWILIGHT NETWORK DRINKS
- **28TH JULY COMMERCIAL INSIGHTS EVENING**
- 4TH AUGUST GARDIAN AUCTION NIGHT
- 8TH AUGUST RIN INDUSTRY BRIEFING
- 22TH AUGUST RIN AWARDS GALA DINNER

Gardian's Big Night at Harrup Park: June 2nd Auction Wrap-Up



[Andrew Collins](#)
[Sales & Relations](#)
[Manager,](#)
[Commercial](#)

A Community Event to Remember

On Sunday, June 2nd, Gardian hosted another unforgettable evening at [Harrup Park](#), bringing the community together for our regional auction night. With seven fantastic properties across both residential and commercial sectors on offer, the night was full of energy and excitement from the very beginning.

Strong Results Across the Board

We're proud to report that four properties sold — three residential under the hammer on the night, and a major commercial result prior to auction. [Mark Kelly](#) secured the sale of a standout commercial asset at Maggiolo Drive for \$10 million, ahead of auction day — a clear demonstration of the strength of the Gardian Commercial team. That puts our overall strike rate at 4 from 7, a fantastic result in any market and especially impressive in a regional setting.

More Sales on the Horizon

The remaining three properties are currently in promising negotiations, and we're confident they'll be wrapped up shortly. For a regional community like Mackay to see four properties move through auction or pre-auction sales in one event is a strong vote of confidence in the local market.

Buyer Demand Was Strong

There was genuine competition in the room, with some residential properties selling above reserve — proof of the strong buyer demand currently at play. Nearly 100 people attended, adding to the vibrant atmosphere of the evening. Whether there to buy, support friends, or just take in the action, the crowd helped make it a night to remember.

Expert Auctioneering from Gordon MacDonald. We were also fortunate to have Gordon MacDonald fly in from Brisbane to call the auction. Gordon is our trusted auctioneer, and as always, he delivered with energy, clarity, and skill — helping drive the best possible results for our sellers.

Why Auctions Work ... Especially in Mackay

Auctions offer transparency, urgency, competition, completion & certainty for both parties — key ingredients for achieving strong results in real estate. Buyers see their competition and act decisively, while sellers benefit from real-time market feedback and the potential to sell above reserve. For a market like Mackay, where conditions can shift quickly and opportunities arise fast, auctions help create the momentum needed to get deals done.

More Than Just a Sale – It's a Community Experience

In regional communities, auctions are more than just sales events — they're nights out.

There's food, drinks, and good conversation, and for many, it's just as entertaining as a trip to the movies — with real-life stakes and excitement.

Save the Date: Next Auction Night is August 4th 2025

Whether you're a buyer, seller, investor, or just curious, you're more than welcome.

Come for a look, enjoy a bite to eat, grab a beer, and be part of one of the most exciting nights on the local real estate calendar.

If you're thinking of selling your home or Commercial Property and would like to be part of our August 4th auction, give one of our Commercial Sales & Leasing Agents a call or the office on: ☎ 07-49577424

We'd be more than happy to talk you through the process and help you take the next step.

Thank You, Mackay! Thanks again to everyone who attended and made June 2nd such a success. We'll see you again in August.

FOR SALE



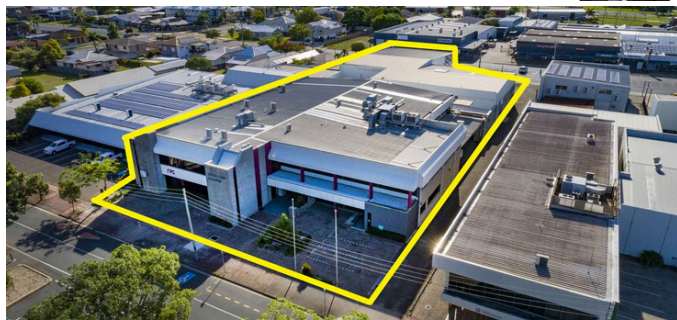
115-117 & 119 Sydney St, Mackay.
BY NEGOTIATION (\$)



1-2/6 Beach Rd, Dolphin Heads
CONTACT AGENT (\$)



38 Wellington St Mackay
CONTACT AGENT (\$)



4/25 Valley Street, Nth Mackay.
CONTACT AGENT (\$)



FOR LEASE

72 Victoria St, Mackay.
CONTACT AGENT (\$)



6 Heinrich St, Paget
CONTACT AGENT (\$)



1 Ron Searle Dr, Mky Harbour
CONTACT AGENT (\$)



1/7 Victoria St, Mackay.
CONTACT AGENT (\$)



RECENT SALES & LEASED PROPERTIES



47 Wood St, Mackay.

CHRIS BONANNO



SOLD



36 Sydney St, Mackay.

MARK KELLY



SOLD



24/216 Harbour Rd, Mackay.

MARK KELLY



LEASED



C36 Wellington St Mackay.

CHRIS BONANNO



LEASED



3 Fursden St, Glenella

MARK KELLY



LEASED



16 Fursden St, Glenella

CHRIS BONANNO



SOLD

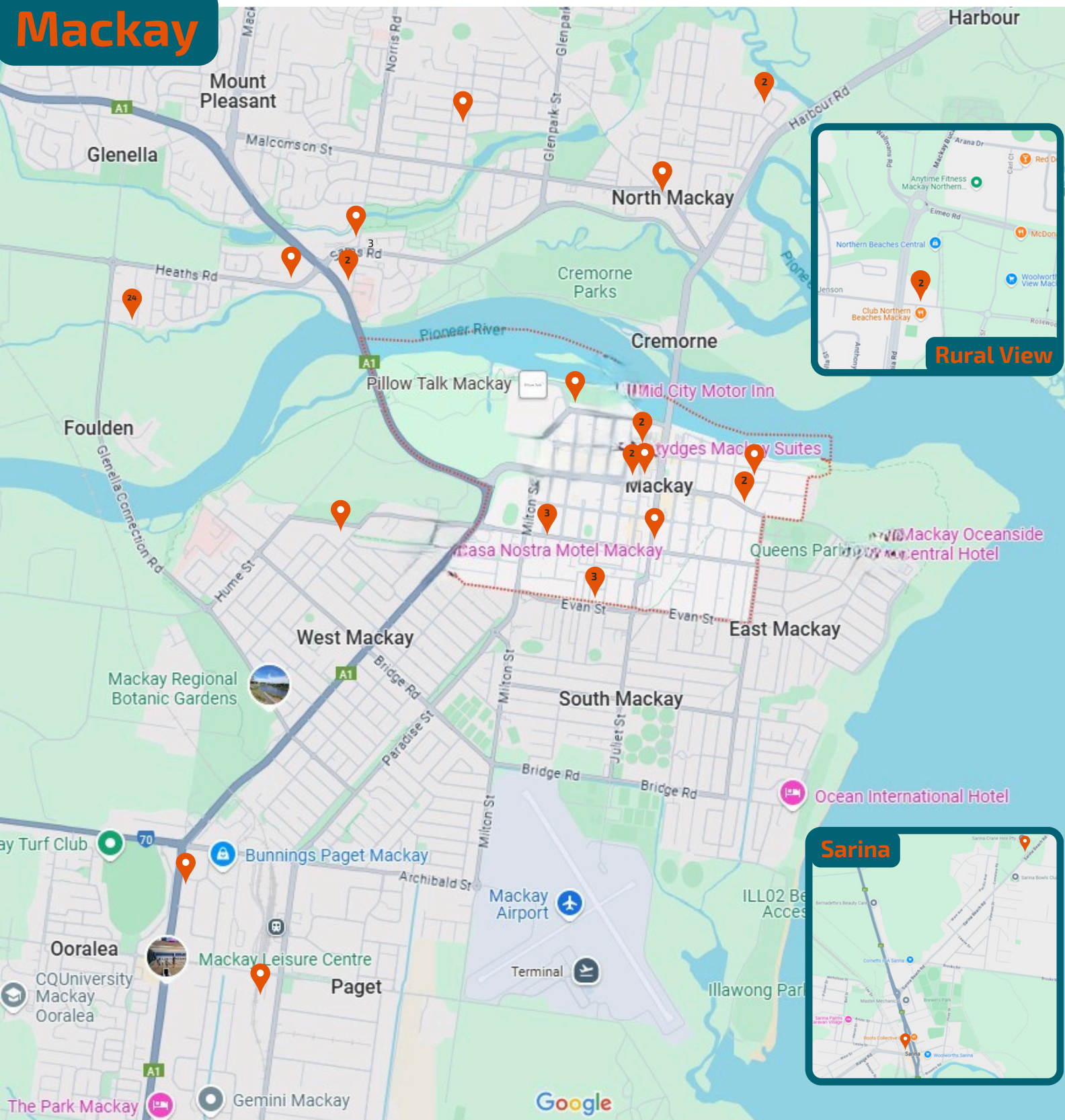




GARDIAN COMMERCIAL ASSET MANAGERMENTS



Mackay





Celebrating — 25 YEARS —



Gardian Commercial Sales and Leasing

SALES - LEASING - ASSET MANAGEMENT

- OFFICE
- RETAIL
- INDUSTRIAL
- ASSET MANAGEMENT
- LAND
- PROPERTY APPRAISALS
- SUPERANNUATION APPRAISALS



Gardian Real Estate Sales

RESIDENTIAL SALES

- HOUSE
- UNIT
- SUBURBAN
- RURAL
- FREE APPRAISALS



Gardian Finance

in partnership with Mortgage Choice

FINANCE

- HOME LOANS
- INVESTMENT LOANS
- PERSONAL LOANS
- ASSET LENDING
- DEBT CONSOLIDATION



Gardian Insurance Brokers

in partnership with Steadfast
THE STRENGTH YOU NEED

INSURANCE

- RESIDENTIAL
- COMMERCIAL
- RURAL
- PERSONAL ASSET
- FREE APPRAISALS



Gardian Property Management

PROPERTY MANAGEMENT

- HOUSE/UNIT
- TENANT PLACEMENT/RENT COLLECTION/PROPERTY MAINTENANCE/FINANCIAL REPORTING
- FREE APPRAISALS



Gardian Financial Planning

FINANCIAL PLANNING

- RETIREMENT PLANNING
- SUPERANNUATION
- INVESTMENTS
- LIFE INSURANCES

(incl Life/Trauma/Income Protection/TPD)

