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Property brief

Bridgeport Energy Limited

03 September 2018



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Property brief

Monday, 3 September 2018

Dear Agent,

Re: Bridgeport Energy Limited – office requirement – North Sydney

Tenant Representation Services Pty Limited (TRS) has been appointed as Tenant Advocate by Bridgeport Energy Limited to search and secure office accommodation for their North Sydney based operations.

Client request

Bridgeport Energy Limited has strictly requested that any parties in the design or construction industry who wish to potentially participate in this project are to contact TRS directly.

Any party failing to comply with Bridgeport Energy Limited's instruction will not be provided with an opportunity.

Property brief

There are seven sections to the Property Brief:

1. Existing Property Details
2. About Bridgeport Energy Limited
3. Property Requirement
4. Agent's Procedures
5. Consultant's Fees
6. Submission Procedures
7. Key Contact

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Existing property details

Bridgeport Energy Limited currently occupies:

- Property : 111 Pacific Highway, North Sydney
- Area (Sqm) : 653Sqm NLA
- Level(s) : 7
- Lease Expiry : 30/04/2019
- Option Period : 4 Years

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Property brief

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About our client

Bridgeport is successfully developing reserves and increasing production through focused technical analysis of its producing assets with the application of modern seismic, drilling and completion practices. At the present time, the Company's oil fields are producing a total of approximately 1,100 bopd.

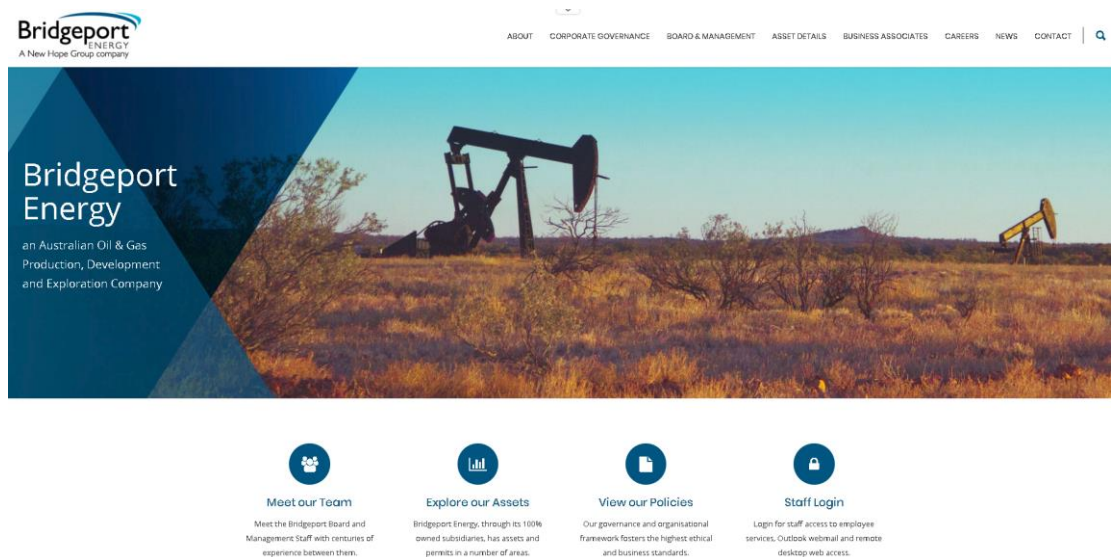
Bridgeport operates exploration tenements in the Cooper Basin (Qld and SA), Surat Basin (Qld) and Otway Basin (Vic) covering an area in excess of 15,000 km² (net).

Since December 2009, in four separate drilling campaigns, Bridgeport has successfully drilled ten producing wells, including two fraced wells and a horizontal well and another eleven exploration wells in the Cooper Basin. The Company has also acquired five onshore 3D seismic surveys and four 2D surveys in the Cooper and Surat basins. Bridgeport owns a work-over rig, which is being upgraded to carry out drilling operations.

In addition to the drilling and seismic programs, Bridgeport has undertaken extensive upgrades to its Inland and Utopia (not normally manned) facilities in accordance with industry-standard health and safety plans and policies. The Company enjoys harmonious relationships with local landowners and it has a good track record with regard to cultural heritage compliance.

Bridgeport has a wide-ranging set of environmental management systems manuals and procedures that cover a range of activities, including; corporate, drilling, seismic and production.

For further information please refer to their website: <http://bridgeport.net.au>





Property brief

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Property requirements

Our client's property requirements are set out as follows;

- **Area** Approximately 500 to 600 Sqm NLA (subject to space planning).
- **Grade** A
- **Location** North Sydney
- **Amenities** Retail and Cafes in close proximity
- **IT** Standard provisions
- **Expansion** Right of first refusal over adjacent / contiguous space would be advantageous.
- **Lease Start** 1 May 2019
- **Lease Term** Minimum Three (3) to Five (5) years plus option
- **Lease Type** Direct Leases, Sub-Leases and Assignments will be considered provided the required term is met.
- **Signage** Will Consider
- **Configuration** Preference for a single floor. High quality fitted out options considered – please supply a floor plan or photos to support your nomination.
- **Public Transport** Good public transport within close proximity to site
- **Car Parking** 3 Spaces
- **Security** Quality provisions
- **Access for fit out** Two months prior to Lease Start



Property brief

4 Agent's procedures

Agents submitting property details must have valid instructions from the respective building owners. Any Agency disputes that arise from duplicate submissions will be referred to the landlord for resolution.

5 Consultant's fees

Bridgeport Energy Limited will pay TRS directly.

6 Submission procedures

TRS would request that proposals that meet with our client's requirements be submitted by **Close of Business on Monday, 17 September 2018** to secure inspection timing. Submissions should be emailed to nominations@tenantrep.com.au and contain the following as a minimum:

- Building and address / building owner
 - A brief description of the building and size of the premises
 - Availability date and brief financial parameters
 - The nature of the Agency appointment
-

7 Contact

Conor Whiting
02 8243 6744
nominations@tenantrep.com.au

We look forward to receiving your submissions and appreciate your co-operation towards a successful solution for our client.

Yours sincerely

Mark McGrath MRICS
Tenant Representation Services Pty Ltd