



Building **thriving** futures

Smooth, seamless commercial construction:
to hit all your targets



About us

LMF Projects - Commercial breathes new life into communities with a focus on client success – today and tomorrow.

From fully robotic commercial laundries, Olympic-standard school aquatic centres, full shopping precincts and supermarkets through to commercial buildings, warehouses and showrooms, service stations, fast food outlets, aged care and medical facilities, we manage the entire design and construction process with speed, simplicity and expertise.

We're here to help position you as a leader in your field, while making the whole process easier and smoother than you ever imagined.

The LMF difference

We pride ourselves on great value, great communication, real value and total efficiency.



Experience: Over 30 years' experience across commercial construction, design and hospitality in QLD, NSW and NT.



Ease: Full service from design through construction to handover, with seamless processes and total client focus.



Speed: Dedicated, skilled construction team and unwavering schedule for the fastest builds.



Smooth: Delivery superior management, on time and budget, with a clean, safe and efficient site throughout.

The whole package

Our expert team manages everything: from design and specification to trades, construction and handover. Save on time, costs, unnecessary overheads, and headaches.

Consultation



- Establish your needs, goals, stakeholders and budget
- Clarify what you need to achieve your objectives and discuss project scope.

Design



- Clever design thinking to ensure your building or facility succeeds, stands out and performs.
- Based foremost on your specific needs and challenges.

Construction



- Team focused solely on delivering for you on time and budget, with a tightly managed schedule that's executed flawlessly.
- Systems and processes proven to minimise business disruption and ensure a clean and ordered site.
- Exceptional quality and safety, with trusted materials and skilled tradespeople who meet or exceed all relevant legislation and standards.

Track record

Founder and Owner, Ian Finlay, has worked across construction and project management for more than 30 years, as a licenced builder and developer.

During this time, he has completed projects and developments valued at over \$140 million through his companies.

Today, LMF Projects – Commercial works with clients across the commercial, industrial, retail, hospitality and education sectors. Just some of our successful projects, with a value of works of nearly \$50 million, have included:

- Olympic-standard school aquatic centre in Brisbane.
- Fully automated commercial laundry design and construct in Toowoomba.

- Service stations and shops.
- Luxury houses (inner city) and beach apartments (Gold Coast).
- Inner-city office building refurbishments.
- Commercial offices and showrooms.
- Full commercial buildings and fitouts.
- Retail building refurbishments.

A separate arm of our company, LMF Projects – Hospitality and Accommodation, manages regional motel and hotel refurbishments – having completed over 30 new and refurbishment projects worth over \$30 million throughout Queensland, New South Wales and the Northern Territory.

Client relationships

Client satisfaction, trust and long-term loyalty are the cornerstone of our business. We have a history of 'repeat business' with relationships forged through promises kept and results delivered.

Here's a small snapshot of successful projects:



Stuartholme School Aquatic Centre | Brisbane

A fantastic facility for a dynamic school community. This project included demolition of the existing pool, construction of a FINA Water polo standard pool with change rooms, barbeque/entertainment area, and grandstand seating.

Knights Commercial Laundry | Toowoomba

Knights is an award-winning business that has been operating since 1897, processing 80 tonnes of laundry a week. For Knights, we replaced an existing industrial warehouse to take them into the future – designing and constructing a cutting-edge, fully automated robotic commercial laundry that operates like clockwork.



Vivace Music | Brisbane

We constructed a dedicated large piano showroom (700m²) for Vivace Music in Brisbane, as well as a retail outlet and commercial office. As one of the largest piano showrooms in Australia, it also has an elegant on-site auditorium available for concerts and workshops.



See more of our real-life case studies and photos at lmfprojects.com.au/commercial/projects

Leadership Team

Ian Finlay | Founder and Owner

A licensed builder and developer, Ian has a lifetime of experience in design, construction and project management: from large residential subdivisions and construction works to the multitude of commercial and industrial construction along with multi-storey inner-city building refurbishments, luxury apartments, resort and sports precinct developments, and motel/hotel construction and renovations. Ian is proud of his strong reputation and established position in the industry.

Jay Schwerin | Project & Construction

A third-generation builder with over 30 years in the industry, Jay has delivered a broad scope of projects across sectors ranging from commercial and hospitality to health. He has an in-built understanding of the secrets to project success and combines proven leadership skills with strong problem-solving and decision-making abilities. He understands our clients' needs and ensures we deliver to schedule and budget – backed by a skilled, professional team on every job.

“Ian’s oversight and management of these building works has been of the highest order. His attention to every detail is reflected in this outstanding precinct...A significant attribute is his ability to engender confidence in all the stakeholders...A great communicator with highly developed interpersonal skills, Ian’s organisational skills and appreciation of the logistical management of a project of this scale in a fully operational context was superb.”

Stuartholme School



Accreditations and Affiliations

Licensed & affiliated with quality construction organisations



Want to Know More?

We'd love to discuss your specific construction or refurbishment needs: and how we can help you hit your targets.

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