Karloo constructions

Capability Statement

INDUSTRIAL AND COMMERCIAL BUILDERS · SINCE 1999



Quik Corp headquarters, Coolum Beach · 9,433 m²

1999	230+	$350M+	250,000+ m²
Established	Projects completed	Of projects delivered	Of buildings constructed

COMPANY OVERVIEW

Karloo Constructions was founded in 1999 and is a Sunshine Coast based industrial and commercial builder, specialising in high-quality warehouse, food-grade and mixed-use developments. We build mainly on the Sunshine Coast, with projects across South East Queensland from Gympie to Brisbane.

As a family-owned and operated business, Karloo combines hands-on experience with a practical, solutions-focused approach to construction. Backed by over 30 years of industry knowledge, the team works closely with clients, consultants and subcontractors to deliver projects that are both functional and commercially efficient.

CORE SERVICES

- Design & Construct (D&C)
- Commercial and industrial construction
- Warehouse and storage facilities
- Food-grade facilities
- Office fitouts and mezzanines
- Project management and programming

KEY STRENGTHS

- Industrial construction specialists
- Strong understanding of food-grade compliance and operational requirements
- Practical, buildable approach to value engineering
- Transparent pricing with clear PC/PS allowances
- Flexible delivery to suit tenant and staging requirements

SELECTED PROJECTS

PROJECT	LOCATION	YEAR	FLOOR AREA
Unique Health Products warehouse and office	Baringa	2026	6,500 m²
BCF	Sandstone Point	2025	1,800 m²
Spotlight and Repco	Kingaroy	2025	2,760 m²
Total Tools and RSEA	Baringa	2025	2,800 m²
Cotton Tree Meats food-grade facility	Chevallum	2025	800 m²
Harvey Norman warehouse	Kunda Park	2025	5,100 m²
Jawa Campers	Bells Creek (SCIP)	2022	7,000 m²
Quik Corp headquarters	Coolum Beach	2022	9,433 m²
Metroll and Mesh & Bar	Bells Creek	2022	8,500 m²

Plus 34 projects in Aura Business Park, 48 in the Coolum industrial estate and 10 in the Sunshine Coast Industrial Park.







KEY PERSONNEL

Ian Hartland
FOUNDER AND DIRECTOR, SENIOR BUILDER

30+ years in commercial and industrial construction, overseeing buildability, site delivery and construction methodology.

Corey Hartland
MANAGER

Works across estimating, client relationships and project delivery, keeping things consistent from pricing through to completion.

Elke Hartland
MANAGER

Works across estimating, client relationships and project delivery, keeping things consistent from pricing through to completion.

LICENSING AND INSURANCE

- QBCC Licence No. 1164154 (Landhart Pty Ltd)
- Public liability
- Professional indemnity
- WorkCover

CONTACT

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BUSINESS

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