



Property Portfolio

31 December 2025

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About Region Group

At Region, we are passionate about making life's essentials easy and inspiring, enabling communities to thrive and grow. We began our journey as SCA Property Group, originally formed by Woolworths to manage shopping centres in regional catchments and growing neighbourhoods.

Over the last 14 years, we have been quietly achieving, growing our portfolio of shopping centres to 87 retail properties across Australia. Region's purpose is supporting better communities through life's essentials. The value of our business is more than its physical properties. It lies in the wellbeing of our people, the prosperity of our retailers as we work together to provide the essential needs of our customers.

Our ambition is to do better for the communities we operate in, our people and investors inspired us to think differently.

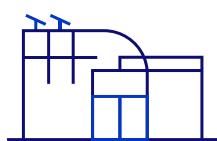
Our positioning means we are resilient as a business, delivering growth to our investors, customers, and the communities we serve.

Our Portfolio

Region owns and manages 87 convenience-based retail properties valued at \$4,503 million. We also manage 14 properties on behalf of Metro Fund 1 and Metro Fund 2.

Many of our convenience-based retail properties have a strong weighting to food retail, due to grocery-based anchors such as supermarkets.

Region's portfolio benefits from long-term leases to Woolworths Group Limited and Coles Group Limited, which act as an anchor tenant at most properties. Woolworths and Coles are Australia's largest retailers by sales revenue and number of stores.



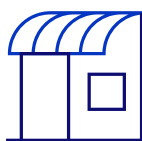
87

Owned retail properties



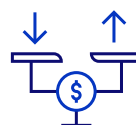
\$4,503m

Total owned portfolio value



2,039

Number of specialty tenants¹



4.8 years

Weighted average lease expiry (by gross income)



773,613

Gross lettable area sqm

Current as at 31 December 2025

1. Number of specialty tenants includes mini majors, pad sites, specialties and kiosks

Property Portfolio

Map

Key

- Sub-regional
- Neighbourhood
- Metro Fund



Current as at 31 December 2025

Property Portfolio

Property	Property Type	Anchor Tenant(s)	Total GLA (sqm)	Occupancy (% by GLA)	WALE (Years by Gross Income)	Valuation Cap Rate	Valuation Dec 2025 (\$m)
New South Wales and Australian Capital Territory							
Auburn Central	Neighbourhood	Woolworths; ALDI	13,576	96.3%	5.0		
Belmont Central Shopping Centre	Neighbourhood	Woolworths	8,029	97.9%	4.0		
Cabarita Beach Shopping Centre	Neighbourhood	Woolworths	3,423	100.0%	5.6		
Cardiff Shopping Centre	Neighbourhood	Woolworths	5,394	100.0%	6.2		
Coolleman Court	Neighbourhood	Woolworths; ALDI	10,450	100.0%	4.4		
Delroy Park Shopping Centre	Neighbourhood	Woolworths	4,202	99.5%	5.7		
Goonellabah Shopping Centre	Neighbourhood	Woolworths	5,188	100.0%	5.2		
Griffin Plaza	Neighbourhood	Coles	7,127	91.8%	1.9		
Katoomba Marketplace	Neighbourhood	Woolworths; Big W	9,719	100.0%	9.8		
Lane Cove Market Square	Neighbourhood	Woolworths	6,701	100.0%	5.8		
Lavington Square	Sub-Regional	Woolworths; Big W	19,929	94.4%	5.4		
Leura Shopping Centre	Neighbourhood	Woolworths	2,545	100.0%	5.4		
Lismore Central Shopping Centre	Neighbourhood	Woolworths	6,814	93.3%	7.3		
Macksville Shopping Centre	Neighbourhood	Woolworths	3,445	94.0%	7.8		
Marketown Shopping Centre - East	Sub-Regional	Woolworths; Dan Murphy's; Big W	16,928	97.5%	4.3		
Marketown Shopping Centre - West	Neighbourhood	Coles; Officeworks	9,624	98.3%	4.0		
MarketPlace Raymond Terrace	Sub-Regional	Woolworths; Big W	14,863	99.0%	3.0		
Moama Marketplace	Neighbourhood	Woolworths	4,501	100.0%	8.4		
Morisset Shopping Centre	Neighbourhood	Woolworths	4,141	100.0%	2.5		
Muswellbrook Fair	Neighbourhood	Coles; Harvey Norman	8,832	96.8%	2.8		
North Orange Shopping Centre	Neighbourhood	Woolworths	4,841	100.0%	6.8		
Sturt Mall	Sub-Regional	Coles; Kmart	15,333	97.2%	2.6		
The Waterfront Town Centre	Neighbourhood	Woolworths	5,043	100.0%	8.4		
Tura Beach Shopping Centre	Neighbourhood	Woolworths; Harvey Norman	5,009	95.3%	7.1		
Ulladulla Shopping Centre	Neighbourhood	Woolworths	5,268	100.0%	6.6		
West End Plaza	Sub-Regional	Coles; Kmart	15,091	97.6%	3.1		
Total NSW & ACT	26		216,016	97.6%	4.9	5.85%	1,316.7

Current as at 31 December 2025

Property Portfolio

Property	Property Type	Anchor Tenant(s)	Total GLA (sqm)	Occupancy (% by GLA)	WALE (Years by Gross Income)	Valuation Cap Rate	Valuation Dec 2025 (\$m)
Queensland							
Annandale Central	Neighbourhood	Coles	6,648	92.9%	2.0		
Brassall Shopping Centre	Neighbourhood	Woolworths; ALDI	10,282	99.2%	3.6		
Brookwater Village Shopping Centre	Neighbourhood	Woolworths	6,780	100.0%	5.3		
Burdekin Plaza	Neighbourhood	Coles	5,455	96.5%	5.4		
Bushland Beach Plaza	Neighbourhood	Coles	4,566	99.3%	5.6		
Central Highlands Marketplace	Sub-Regional	Woolworths; Big W	18,136	98.7%	5.3		
Chancellor Park Marketplace	Neighbourhood	Woolworths	5,893	100.0%	6.8		
Cooloola Cove Shopping Centre	Neighbourhood	Woolworths	4,262	96.0%	3.5		
Drayton Central Shopping Centre	Neighbourhood	Woolworths	6,794	100.0%	6.1		
Greenbank Shopping Centre	Neighbourhood	Woolworths	5,690	100.0%	3.2		
Jimboomba Junction Shopping Centre	Neighbourhood	Coles	5,920	97.7%	4.3		
Kirkwood Shopping Centre	Neighbourhood	Woolworths	6,317	100.0%	5.8		
Marian Town Centre	Neighbourhood	Woolworths	9,443	94.9%	5.5		
Marketplace Warner	Neighbourhood	Woolworths; ALDI	11,660	96.2%	6.0		
Miami One Shopping Centre	Neighbourhood	Coles	4,642	99.0%	6.1		
Mission Beach Marketplace	Neighbourhood	Woolworths	3,906	98.1%	2.3		
Moggill Village	Neighbourhood	Coles	6,392	97.1%	5.5		
Mount Isa Village	Neighbourhood	Coles; Kmart	9,609	95.7%	5.6		
Mudgeeraba Market Shopping Centre	Neighbourhood	Woolworths	6,144	99.1%	4.7		
North Shore Village Shopping Centre	Neighbourhood	Coles	4,052	100.0%	2.8		
Ooralea Shopping Centre	Neighbourhood	Woolworths	5,556	100.0%	5.9		
Oxenford Village	Neighbourhood	Woolworths	5,843	100.0%	5.5		
Port Village	Neighbourhood	Coles; Kmart	6,351	97.8%	5.3		
Sugarworld Shopping Centre	Neighbourhood	Coles	4,851	97.6%	5.8		
Whitsunday Shopping Centre	Neighbourhood	Coles	7,726	81.3%	5.1		
Woodford Shopping Centre	Neighbourhood	Woolworths	3,668	100.0%	3.0		
Worongary Town Centre	Neighbourhood	Coles	7,091	93.5%	3.4		
Total QLD	27		183,677	97.2%	5.0	5.89%	1,089.3

Current as at 31 December 2025

Property Portfolio

Property	Property Type	Anchor Tenant(s)	Total GLA (sqm)	Occupancy (% by GLA)	WALE (Years by Gross Income)	Valuation Cap Rate	Valuation Dec 2025 (\$m)
South Australia and Northern Territory							
Bakewell Shopping Centre	Neighbourhood	Woolworths	6,409	100.0%	4.2		
Blakes Crossing Shopping Centre	Neighbourhood	Woolworths	5,089	100.0%	2.9		
Dernancourt Shopping Centre	Neighbourhood	Coles	8,352	99.1%	2.8		
Fairview Green Shopping Centre	Neighbourhood	Romeo's Foodland	5,713	97.7%	5.2		
Mount Gambier Marketplace	Sub-Regional	Woolworths; Big W	17,360	96.3%	6.3		
Murray Bridge Marketplace	Sub-Regional	Woolworths; Big W	18,669	95.4%	2.8		
Total SA & NT	6		61,592	97.2%	4.1	6.06%	286.1
Tasmania							
Burnie Plaza	Neighbourhood	Coles; Kmart	8,378	99.7%	2.3		
Claremont Plaza	Neighbourhood	Woolworths	10,004	98.6%	5.4		
Glenorchy Central	Neighbourhood	Woolworths	7,089	91.2%	6.0		
Greenpoint Plaza	Neighbourhood	Woolworths	5,902	97.4%	5.5		
Kingston Plaza	Neighbourhood	Coles	4,958	100.0%	3.4		
Meadow Mews Plaza	Neighbourhood	Coles	7,669	97.6%	4.3		
New Town Plaza	Neighbourhood	Coles; Kmart	11,443	100.0%	3.5		
Prospect Vale Marketplace	Neighbourhood	Woolworths	7,819	100.0%	6.2		
Shoreline Plaza	Neighbourhood	Woolworths	6,255	100.0%	2.4		
Sorell Plaza	Neighbourhood	Coles	7,836	99.2%	3.7		
Total TAS	10		77,353	98.5%	4.2	5.79%	449.7
Victoria							
Bentons Square	Neighbourhood	Woolworths; Dan Murphy's	11,091	96.7%	3.7		
Delacombe Town Centre	Sub-Regional	Woolworths; Kmart; Dan Murphy's	29,008	99.5%	5.0		
Kallo Town Centre	Neighbourhood	Woolworths	11,521	100.0%	8.4		
Langwarrin Plaza	Neighbourhood	Woolworths	6,161	100.0%	3.7		
Lilydale Marketplace	Sub-Regional	Woolworths; Big W; ALDI	22,060	99.6%	5.8		
Ocean Grove Marketplace	Neighbourhood	Woolworths	6,899	100.0%	4.6		
Pakenham Central Marketplace	Sub-Regional	Woolworths; Big W	17,005	99.0%	2.7		
The Gateway Shopping Centre	Neighbourhood	Coles	10,834	100.0%	5.1		
White Box Rise Shopping Centre	Neighbourhood	Woolworths	4,959	98.7%	6.2		
Wonthaggi Plaza	Neighbourhood	Coles; Kmart	11,872	97.3%	3.1		
Total VIC	10		131,410	99.1%	4.8	5.61%	822.1

Current as at 31 December 2025

Property Portfolio

Property	Property Type	Anchor Tenant(s)	Total GLA (sqm)	Occupancy (% by GLA)	WALE (Years by Gross Income)	Valuation Cap Rate	Valuation Dec 2025 (\$m)
Western Australia							
Busselton Shopping Centre	Neighbourhood	Woolworths	5,432	98.2%	7.2		
Currambine Central	Neighbourhood	Woolworths; Dan Murphy's; Farmer Jacks; Hoyts	17,142	99.2%	5.2		
Kalamunda Central	Neighbourhood	Coles	8,366	99.2%	2.8		
Kwinana Marketplace	Sub-Regional	Coles; Woolworths; Big W; Dan Murphy's	32,854	95.1%	5.7		
Stirlings Central	Neighbourhood	Woolworths	8,454	92.1%	5.1		
Treendale Shopping Centre	Neighbourhood	Woolworths	7,342	97.3%	3.1		
Tyne Square	Neighbourhood	Supa IGA	2,109	98.6%	2.6		
Warnbro Centre	Sub-Regional	Coles; Woolworths; Big W	21,866	98.4%	4.2		
Total WA	8		103,565	96.9%	4.8	6.28%	539.4
Total Owned Portfolio	87		773,613	97.7%	4.8	5.87%	4,503.3

Current as at 31 December 2025



Region Group Property Profiles

New South Wales and Australian Capital
Territory

Auburn Central

Corner Harrow Road & Queen Street, Auburn NSW



Centre Overview

Auburn Central is a large neighbourhood shopping centre anchored by a full-line Woolworths, ALDI, Tongli Supermarket, Chouchou Bebe and supported by over 50 specialty stores predominantly focused on fresh food. The centre has over 650 car park spaces across two basement levels.

Location Details

Auburn is located in the central western suburbs of Sydney, some 16kms to the west of Sydney CBD and 6km east of the Parramatta CBD. The suburb is located directly south of Parramatta Road, which is a major arterial road linking the Sydney CBD in the east to Parramatta in the west. Parramatta Road generally consists of three lanes of traffic in each direction and is one of Sydney's busiest roads.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	13,576
Anchor tenants	Woolworths; ALDI
Mini-majors	Chouchou Bebe; Tongli Supermarket
No. of specialties	57
Occupancy rate	96%
WALE (years)	5.0

Current as at 31 December 2025

Belmont Central Shopping Centre

1 Singleton Street, Belmont NSW



Centre Overview

Belmont Central Shopping Centre is a single-level neighbourhood centre anchored by a Woolworths supermarket and supported by 18 specialties. This asset also comprises a building occupied by Chipmunks Playland which is situated directly above the centre.

Location Details

Belmont Central Shopping Centre is located within the suburb of Belmont, NSW. Belmont is a coastal suburb situated within the Lake Macquarie region of NSW, approximately 20km south of the Newcastle CBD. The centre is positioned within the Belmont retail-shopping precinct and bounded by the Pacific Highway to the east, Singleton Street to the north and High Street to the south.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	8,029
Anchor tenants	Woolworths
Mini-majors	Ten Tops; Chipmunks Playland
No. of specialties	18
Occupancy rate	98%
WALE (years)	4.0

Current as at 31 December 2025

Cabarita Beach Shopping Centre

39–45 Tweed Coast Road, Bogangar NSW



Centre Overview

Cabarita Shopping Centre is a single-level neighbourhood shopping centre, constructed in 2013. The centre is anchored by a Woolworths supermarket and complemented by 11 specialty tenancies. The centre provides over 200 car park spaces.

Location Details

Cabarita Shopping Centre is located in the town centre of Cabarita, surrounded by established residential developments. The centre is located on the western side of the Tweed Coast Road, being the major coastal arterial thoroughfare. The accessibility of the centre provides a convenient retail offering for travellers from Byron Bay and Gold Coast.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	3,423
Anchor tenants	Woolworths
No. of specialties	11
Occupancy rate	100%
WALE (years)	5.6

Current as at 31 December 2025

Cardiff Shopping Centre

36 Macquarie Road, Cardiff NSW



Centre Overview

Cardiff Shopping Centre is a neighbourhood shopping centre, anchored by a Woolworths supermarket and complemented by 14 specialty stores. The centre offers basement parking spaces which can be accessed via both Macquarie Road and Harrison Street.

Location Details

Cardiff Shopping Centre is located within the town centre of Cardiff, an established residential suburb which is situated approximately 15km west of the Newcastle CBD and 150km north of Sydney. More specifically, the centre is located on the corner of Main and Macquarie Roads, being the major arterial routes. Cardiff train station is located a close 650m from the centre.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,394
Anchor tenants	Woolworths
No. of specialties	14
Occupancy rate	100%
WALE (years)	6.2

Current as at 31 December 2025

Coolleman Court

Brierly Street, Weston ACT



Centre Overview

Coolleman Court is a neighbourhood shopping centre located in Weston. The centre is anchored by Woolworths and ALDI supermarkets, and is complemented by Best & Less, The Reject Shop and over 30 specialty stores. The centre benefits from two adjoining ACT Government-owned car parks to the north and south of the centre.

Location Details

Coolleman Court is located within the well-established ACT suburb of Weston, which is situated approximately 13km south-west of the commercial centre of Canberra. More specifically, the centre is located on the eastern side of Brierly Street and to the south of Mahoney Court.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	10,450
Anchor tenants	Woolworths; ALDI
Mini-majors	Best & Less; The Reject Shop; T&Q Interior Solutions
No. of specialties	37
Occupancy rate	100%
WALE (years)	4.4

Current as at 31 December 2025

Delroy Park Shopping Centre

1 Torvean Avenue, Delroy Park, Dubbo NSW



Centre Overview

Delroy Park Shopping Centre is anchored by a Woolworths supermarket and supported by 11 specialty retailers. The centre opened in 2010 and is the main convenience and social hub for the Delroy Park residential estate.

Location Details

Dubbo is geographically located in the heart of New South Wales, approximately 300km from Sydney. The centre occupies a site on the north-eastern corner of Minore Road and Baird Drive. Minore Road is a major carriageway, connecting with the Newell Highway to the east. A number of community facilities exist in close proximity to the centre including schools, Dubbo Golf Course, and a range of parks and public open spaces.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,202
Anchor tenants	Woolworths
No. of specialties	11
Occupancy rate	100%
WALE (years)	5.7

Current as at 31 December 2025

Goonellabah Shopping Centre

2 Simeoni Drive, Goonellabah NSW



Centre Overview

Goonellabah Shopping Centre is anchored by a Woolworths supermarket and is complemented by 9 specialty stores. Car parking is provided for over 250 vehicles.

Location Details

Goonellabah Shopping Centre is located in Goonellabah, an established residential suburb of greater Lismore located approximately 740km to the north of Sydney CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,188
Anchor tenants	Woolworths
Mini-major	Just Crazy Bargains
No. of specialties	9
Occupancy rate	100%
WALE (years)	5.2

Current as at 31 December 2025

Griffin Plaza

2 Yambil Street, Griffith NSW



Centre Overview

Griffin Plaza is located in the main township of Griffith, anchored by a Coles supermarket and has a tenancy mix that includes both local and national retailers. There are approximately 300 car park spaces accessible from Yambil Street, Crossing St, and Bonegilla Rd.

Location Details

Griffith is located approximately 480km from Sydney and is an established residential area and administrative centre. As one of the largest wine-growing regions in NSW, Griffith acts as the commercial heart for growers, manufacturers and suppliers. The centre is located in the retail heart of Griffith and is situated one block south of Banna Avenue, which forms part of the main east-west route through Griffith and adjoining the Burley Griffin Highway.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,127
Anchor tenants	Coles
Mini-major	The Reject Shop
No. of specialties	26
Occupancy rate	92%
WALE (years)	1.9

Current as at 31 December 2025

Katoomba Marketplace

30-34 Waratah Street, Katoomba NSW



Centre Overview

Katoomba Marketplace is located in Katoomba, a major town within the Blue Mountains. The centre is conveniently located on the eastern side of Parke Street, a major thoroughfare linking the main northern entrance to the town centre from the Great Western Highway. Onsite parking is accessible via Pioneer Place and Waratah Street.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	9,719
Anchor tenants	Woolworths; Big W
Occupancy rate	100%
WALE (years)	9.8

Location Details

Katoomba is popular for visitors to the Blue Mountains. Tourist destinations include the Three Sisters, Scenic Railway and the historical Hydro Majestic Hotel. Katoomba also hosts the Winter Magic Festival in June each year and offers many fine cafes, restaurants and galleries.

Current as at 31 December 2025

Lane Cove Market Square

24–28 Burns Bay Road, Lane Cove NSW



Centre Overview

Lane Cove Market Square is an enclosed three-level neighbourhood shopping centre anchored by a Woolworths supermarket and complemented by 13 specialty stores. The centre provides undercover basement car parking for approximately 320 vehicles.

Location Details

Lane Cove is located in the inner northern Sydney region only 7km from Sydney's CBD. It is geographically contained, surrounded by the Lane Cove River and major arterial roads. One of the leafier suburbs of Sydney, it fosters a unique sense of community. The centre is also in close proximity to the Lane Cove public school, aquatic centre, and the library.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,701
Anchor tenants	Woolworths
Mini-majors	Priceline Pharmacy; FIT Lane Cove
No. of specialties	13
Occupancy rate	100%
WALE (years)	5.8

Current as at 31 December 2025

Lavington Square

351 Griffith Road, Lavington NSW



Centre Overview

Lavington Square is a single-level sub-regional shopping centre. It is anchored by a Woolworths supermarket and Big W and is complemented by over 50 specialty stores. The centre recently underwent a significant refurbishment in 2025, including upgraded amenities, an enhanced food hub, ambience improvements and tenant remixing.

Location Details

Lavington Square is located within the commercial centre of Lavington, which is 4.5km north of Albury CBD. Lavington Square is situated in a central position in the town centre on a triangular-shaped site bounded by Griffith Road, Breen Street and Prune Street. Griffith Road runs parallel with Wagga Road which serves as the main road link to the Hume Highway (M31). In close proximity to the centre is Lavington Library, Lavington Community Centre and Lavington Swim Centre.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	19,929
Anchor tenants	Woolworths; Big W
Mini-majors	The Reject Shop; Best & Less; Stepz Fitness
No. of specialties	58
Occupancy rate	94%
WALE (years)	5.4

Current as at 31 December 2025

Leura Shopping Centre

152–160 The Mall, Leura NSW



Centre Overview

Leura comprises a fully enclosed, predominantly single-level, neighbourhood shopping centre, anchored by a Woolworths supermarket and complemented by 6 specialties. The centre comprises 90 basement car parking spaces and also benefits from an adjoining council-owned car park which provides parking for an additional 138 vehicles.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	2,545
Anchor tenants	Woolworths
No. of specialties	6
Occupancy rate	100%
WALE (years)	5.4

Location Details

Leura is a popular destination for visitors to the Blue Mountains and is located just off the Great Western Highway and easily accessible by train.

The area boasts many gardens which are privately owned yet open at selected times of the year to the public. Leura Garden Festival and Leura Village Fair are popular events held in October each year.

Current as at 31 December 2025

Lismore Central Shopping Centre

44 Carrington Street, Lismore NSW



Centre Overview

Lismore Central is a neighbourhood centre anchored by a Woolworths supermarket and 21 specialty stores. Redevelopment of the centre was completed in 2023. The centre has an underground car park that provides for approximately 230 car spaces.

Location Details

Lismore Central is located in the centre of town, close to residential areas and commercial services. The centre is bounded by Keen Street to the east and Carrington Street to the west and is located close to Bruxner Highway, which links to the Pacific Highway to the east, and to Casino and Summerland Way in the west.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,814
Anchor tenants	Woolworths
No. of specialties	21
Occupancy rate	93%
WALE (years)	7.3

Current as at 31 December 2025

Macksville Shopping Centre

37 Cooper Street, Macksville NSW



Centre Overview

Macksville Shopping Centre is a neighbourhood centre that opened in 2010. The centre is anchored by a Woolworths supermarket and complemented by 5 specialties. The centre is serviced by a car park accessible from the south via Boundary Road and from the east via Wills Street.

Location Details

Macksville is located on the northern coast of NSW, 490km north of Sydney. The centre is situated on the north-eastern corner of the Pacific Highway and Boundary Street, a short distance south of the town of Macksville. The Pacific Highway is the main north-south coastal carriageway linking Sydney and Brisbane.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	3,445
Anchor tenants	Woolworths
No. of specialties	5
Occupancy rate	94%
WALE (years)	7.8

Current as at 31 December 2025

Marktown Shopping Centre – East

23 Steel Street, Newcastle West NSW



Centre Overview

Marktown East Shopping Centre comprises an enclosed, sub-regional shopping centre which forms part of a mixed-use stratum development with 161 residential apartments above. The centre is anchored by a Woolworths supermarket, Big W, Dan Murphy's, and over 30 specialties. Multi-deck car parking is provided over 600 vehicles across three levels.

Location Details

The centre is situated within the Newcastle CBD with close proximity to commercial offices and high-density residential developments.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	16,928
Anchor tenants	Woolworths; Dan Murphy's; Big W
Mini-majors	Plus Fitness; Doc's Mega Save Chemist; Montessori Academy; Marktown Health
No. of specialties	35
Occupancy rate	98%
WALE (years)	4.3

Current as at 31 December 2025

Markettown Shopping Centre – West

136 Parry Street, Newcastle West NSW



Centre Overview

Markettown West Shopping Centre comprises a single-level neighbourhood shopping centre which is anchored by a Coles supermarket and Officeworks and supported by 29 specialty tenancies. The centre provides on-grade parking for over 300 vehicles.

Location Details

The centre is situated within the Newcastle CBD with close proximity to commercial offices and high-density residential developments.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	9,624
Anchor tenants	Coles; Officeworks
Mini-majors	The Reject Shop
No. of specialties	29
Occupancy rate	98%
WALE (years)	4.0

Current as at 31 December 2025

MarketPlace Raymond Terrace

35-39 William Street, Raymond Terrace NSW



Centre Overview

MarketPlace Raymond Terrace is a fully enclosed sub-regional shopping centre, anchored by a Woolworths supermarket and Big W in addition to 43 specialty stores. The property provides car parking for over 700 vehicles, the majority of which are located under cover.

Location Details

MarketPlace Raymond Terrace is located in Raymond Terrace, within the Local Government Area administered by Port Stephens Council. More particularly, the property is bound by William Street to the south, Port Stephens Street to the west, and Bourke Street to the north.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	14,863
Anchor tenants	Woolworths; Big W
No. of specialties	43
Occupancy rate	99%
WALE (years)	3.0

Current as at 31 December 2025

Moama Marketplace

2 Perricoota Road, Moama NSW



Centre Overview

Moama Marketplace is a well-established centre anchored by a Woolworths supermarket and supported by 6 specialty tenants including a medical centre and pharmacy. The region experiences strong increases in traffic due to tourism around summer and key holiday periods which supports the local economy. Activities such as boating, camping, fishing and caravanning are popular in the area.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,501
Anchor tenants	Woolworths
No. of specialties	6
Occupancy rate	100%
WALE (years)	8.4

Location Details

Moama Marketplace is located in the northern side of the Murray River in New South Wales, 230km from Melbourne. Moama is a popular tourist destination due to its close proximity to Echuca with its river port and historic buildings. Moama's commercial centre lines Meninya Street, which is part of the Cobb Highway, linking the New South Wales Riverina and outback with Victoria.

Current as at 31 December 2025

Morriset Shopping Centre

103-105 Dora Street, Morisset NSW



Centre Overview

Morriset Shopping Centre is a neighbourhood centre located in the Lake Macquarie region and anchored by a Woolworths supermarket. The centre features a mix of 8 specialty retailers, which offer food catering, retail services, banking facilities and underground parking to the rear via Doyalson Street.

Location Details

Morriset Shopping Centre is located 45km south-west of the Newcastle CBD, and 120km north of Sydney. The centre is located on Dora Street, the main east-west thoroughfare traversing Morisset which also connects with the Sydney-Newcastle freeway. Morisset train station is located approximately 200m from the centre.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,141
Anchor tenants	Woolworths
No. of specialties	8
Occupancy rate	100%
WALE (years)	2.5

Current as at 31 December 2025

Muswellbrook Fair

19-29 Rutherford Road, Muswellbrook NSW



Centre Overview

Muswellbrook Fair is a neighbourhood centre, anchored by a Coles supermarket and over 20 specialty retailers. The single-level centre is configured over three buildings which surround the centrally located on-grade car park.

Location Details

Muswellbrook Fair is located in the Upper Hunter Valley region, 120km north-west of the Newcastle CBD and 250km north of Sydney. The centre is situated on Rutherford Road and Woollybutt Way, which directly connects to the main arterial road servicing Muswellbrook town centre.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	8,832
Anchor tenants	Coles; Harvey Norman
Mini-majors	The Reject Shop; Chemist Warehouse
No. of specialties	21
Occupancy rate	97%
WALE (years)	2.8

Current as at 31 December 2025

North Orange Shopping Centre

9 Telopea Way, Orange NSW



Centre Overview

North Orange Shopping Centre is a neighbourhood centre anchored by a Woolworths supermarket and 14 specialty stores. The tenancy mix focuses on food and services to enhance the customer convenience experience.

Location Details

North Orange Shopping Centre is located in the city of Orange, in the Central Tablelands region of New South Wales, approximately 260km west of the Sydney CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,841
Anchor tenants	Woolworths
No. of specialties	14
Occupancy rate	100%
WALE (years)	6.8

Current as at 31 December 2025

Sturt Mall

135 Baylis Street, Wagga Wagga NSW



Centre Overview

Sturt Mall is a sub-regional shopping centre located in the largest inland city in NSW, Wagga Wagga. Anchored by a Coles supermarket and Kmart and further supported by over 40 specialty stores, the centre has a strong mix of local and national retailers. With 606 on-grade car spaces and single-level shopping, Sturt Mall is the number one convenience shopping centre in Wagga Wagga, offering shoppers fresh food, both eat-in and takeaway, fashion and a variety of services.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	15,333
Anchor tenants	Coles; Kmart
Mini-majors	The Reject Shop
No. of specialties	48
Occupancy rate	97%
WALE (years)	2.6

Location Details

Sturt Mall is located in Wagga Wagga, the regional hub of the Riverina, conveniently located between the major arterial links of Sydney to Melbourne and Sydney to Adelaide.

Current as at 31 December 2025

The Waterfront Town Centre

100 Cove Boulevard, Shell Cove NSW



Centre Overview

The Waterfront Town Centre is an open-air, single-level neighbourhood centre anchored by a full-line Woolworths supermarket and a variety of specialty stores – all directly opposite Shell Cove Harbour. The asset also includes a strip of 5 shops along the Main Town Centre.

Location Details

The Waterfront Town Centre, Shell Cove is located on the NSW South Coast, just over one hour's drive from Sydney's southern suburbs. Easily accessible from the neighbouring suburb of Shell Harbour, the centre is also located a short drive from Wollongong (22km) and the Southern Highlands (64km). Shell Cove is also within 5km of both public and private hospitals, primary and high schools and key community facilities.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,043
Anchor tenants	Woolworths
No. of specialties	15
Occupancy rate	100%
WALE (years)	8.4

Current as at 31 December 2025

Tura Beach Shopping Centre

1 Tura Beach Drive, Tura Beach NSW



Centre Overview

Set on one level with easily accessible parking, Tura Beach Shopping Centre provides the local community with their everyday shopping needs. The centre includes a Woolworths supermarket and is supported by a Harvey Norman and 8 specialty stores.

Location Details

Tura Beach Shopping Centre is located on the Sapphire Coast in south-eastern NSW, 456km south of Sydney. It is situated on Sapphire Coast Drive and Tura Beach Drive, 4km from Merimbula. Sapphire Coast Drive is a major carriageway in the region that provides access to the Princes Highway in the south. The centre is in close proximity to a retirement village, and its location offers easy accessibility to local residents and holidaymakers to Tura Beach.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,009
Anchor tenants	Woolworths; Harvey Norman
No. of specialties	8
Occupancy rate	95%
WALE (years)	7.1

Current as at 31 December 2025

Ulladulla Shopping Centre

119 Princes Highway, Ulladulla NSW



Centre Overview

Ulladulla Shopping Centre is anchored by a Woolworths supermarket and supported by a range of specialty stores which provides a convenient shopping experience. The supermarket occupies the eastern section of the centre adjacent to the Princes Highway, while the ground floor specialty mall extends to the west. Pedestrian entrance to the centre is via the Pacific Highway and Boree Street.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,268
Anchor tenants	Woolworths
No. of specialties	9
Occupancy rate	100%
WALE (years)	6.6

Location Details

The centre is situated on the South Coast of New South Wales, 220km south of Sydney and 180km east of Canberra. Ulladulla Shopping Centre is located on the Princes Highway and is in a prime position for both local and tourist trade.

Current as at 31 December 2025

West End Plaza

487 Kiewa Street, Albury NSW



Centre Overview

West End Plaza is a single-level sub-regional shopping centre located in the main commercial district of Albury, near the border of Victoria and New South Wales. It is anchored by a Coles supermarket and Kmart and includes over 40 specialty stores. The centre also includes the only food court within the Albury CBD.

Location Details

West End Plaza is situated near the corner of Dean and Kiewa Streets in the heart of Albury. The centre has a multi-level car park, which can be accessed from Smollett and Kiewa Streets.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	15,091
Anchor tenants	Coles; Kmart
Mini-majors	The Reject Shop
No. of specialties	45
Occupancy rate	98%
WALE (years)	3.1

Current as at 31 December 2025



Region Group Property Profiles

Queensland

Annandale Central

67-101 MacArthur Drive, Annandale QLD



Centre Overview

Annandale Central is a neighbourhood centre which opened in 2000 and was later expanded in 2007. The centre is anchored by a Coles supermarket and supported by 20 specialty stores.

Location Details

Annandale Central Shopping Centre is located within the master-planned residential suburb of Annandale situated 7km south-west of Townsville's CBD in QLD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,648
Anchor tenants	Coles
Mini-majors	Dollars & Sense
No. of specialties	20
Occupancy rate	93%
WALE (years)	2.0

Current as at 31 December 2025

Brassall Shopping Centre

68 Hunter Street, Brassall QLD



Centre Overview

Brassall Shopping Centre is a single level partially enclosed neighbourhood shopping centre anchored by Woolworths and ALDI supermarkets, and over 30 specialty tenancies. The centre is further enhanced by a freestanding KFC and an early learning centre.

Location Details

Brassall Shopping Centre is located in Brassall, a developing township in South East Queensland. The centre is located on the Warrego Highway, approximately 3km north-west from the Ipswich City Centre and approximately 40km south-west from the Brisbane CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	10,282
Anchor tenants	Woolworths; ALDI
Mini-majors	Prices Plus
No. of specialties	35
Occupancy rate	99%
WALE (years)	3.6

Current as at 31 December 2025

Brookwater Village Shopping Centre

2 Tournament Drive, Brookwater QLD



Centre Overview

Brookwater Village Shopping Centre is a two-level neighbourhood shopping centre, anchored by a Woolworths supermarket and supported by a Chemist Warehouse and over 10 specialty stores.

Location Details

Brookwater Village Shopping Centre is located within the rapidly growing suburb of Brookwater, which is situated within the Greater Springfield growth corridor approximately 32km south-west of the Brisbane CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,780
Anchor tenants	Woolworths
Mini-majors	Chemist Warehouse
No. of specialties	16
Occupancy rate	100%
WALE (years)	5.3

Current as at 31 December 2025

Burdekin Plaza

116–118 Edward Street, Ayr QLD



Centre Overview

Burdekin Plaza is a neighbourhood shopping centre anchored by a full-line Coles supermarket and 8 specialty stores. The centre provides on-grade parking with shade sails.

Location Details

Burdekin Plaza is located in Ayr, a regional town situated approximately 88km south of the Townsville CBD. The centre is located in Ayr's main commercial centre and situated within close proximity to several schools.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,455
Anchor tenants	Coles
No. of specialties	8
Occupancy rate	97%
WALE (years)	5.4

Current as at 31 December 2025

Bushland Beach Plaza

Mount Low Parkway, Bushland Beach QLD



Centre Overview

Bushland Beach Plaza is a neighbourhood centre, anchored by a full-line Coles supermarket. The centre has a mix of convenience and service-orientated specialty stores, that caters to the everyday shopping needs of local residents.

Location Details

Bushland Beach Plaza is located on Mount Low Parkway Drive, which is the major road within Bushland Beach and Mount Low. The centre is 23km north-west of the Townsville CBD and is part of Townsville's Northern Beaches growth corridor.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,566
Anchor tenants	Coles
No. of specialties	9
Occupancy rate	99%
WALE (years)	5.6

Current as at 31 December 2025

Central Highlands Marketplace

2-10 Codenwarra Road, Emerald QLD



Centre Overview

Situated in Emerald, Central Highlands Marketplace is the major shopping destination of the region. The centre is anchored by a Woolworths supermarket and Big W and is supported by over 30 specialty stores.

Location Details

Central Highlands Marketplace is located on the corner of the Capricorn Highway and Codenwarra Road in Emerald, Queensland. Emerald is a mining town in Central Queensland, approximately 250km west of Rockhampton and 650km north-west of Brisbane. There are over a dozen schools located within 4km of the centre and the airport is 4km away.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	18,136
Anchor tenants	Woolworths; Big W
Mini-majors	BCF; Best & Less; Direct Chemist Outlet; Intersport; Repco; The Reject Shop
No. of specialties	32
Occupancy rate	99%
WALE (years)	5.3

Current as at 31 December 2025

Chancellor Park Marketplace

18 University Way, Sippy Downs QLD



Centre Overview

Chancellor Park Marketplace is an unenclosed single-level neighbourhood centre anchored by a Woolworths supermarket and supported by 16 specialties. On-grade parking for over 360 vehicles is provided of which 128 bays are under shade sail structures.

Location Details

Located in Chancellor Park, a locality of Sippy Downs, an established suburb in the southern Sunshine Coast Region administered by the Sunshine Coast Regional Council. Sippy Downs is located approximately 17km south-west of the Maroochydore Business District and approximately 90 km north of the Queensland state capital Brisbane.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,893
Anchor tenants	Woolworths
No. of specialties	16
Occupancy rate	100%
WALE (years)	6.8

Current as at 31 December 2025

Cooloola Cove Shopping Centre

46 Queen Elizabeth Drive, Cooloola Cove QLD



Centre Overview

Cooloola Cove Shopping Centre is a single-level, neighbourhood shopping centre accommodating a Woolworths supermarket and supported by 10 specialty tenants. On-grade parking for 233 vehicles is provided.

Location Details

Cooloola Cove is located on the corner of Queen Elizabeth Drive and Nautilus Drive within an established and developing regional residential suburb, some 224km north-east of the Brisbane CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,262
Anchor tenants	Woolworths
No. of specialties	10
Occupancy rate	96%
WALE (years)	3.5

Current as at 31 December 2025

Drayton Central Shopping Centre

48 Brisbane Street, Drayton QLD



Centre Overview

Drayton Central Shopping Centre is a predominantly enclosed, single-level neighbourhood shopping centre. The centre accommodates a Woolworths supermarket and some 14 specialties. On-grade and underground car parking is provided for 249 vehicles.

Location Details

The property is located in the suburb of Drayton, some 6km south-west of the Toowoomba CBD and approximately 132km west of the Brisbane CBD. Surrounding development comprises a mix of established low-rise strip retail, residential precincts and rural/vacant land.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,794
Anchor tenants	Woolworths
No. of specialties	14
Occupancy rate	100%
WALE (years)	6.1

Current as at 31 December 2025

Greenbank Shopping Centre

15 Pub Lane, Greenbank QLD



Centre Overview

Greenbank Shopping Centre is a neighbourhood shopping centre located 26km south of the Brisbane CBD. The centre is anchored by a Woolworths supermarket and 16 specialty tenants. Boasting a strong food retail offering, the centre has a strong independent and national tenancy mix. On-grade parking is provided for 325 vehicles.

Location Details

Greenbank is a suburb located part way between the Brisbane CBD and the Gold Coast. Situated in a growth sector of the region, the centre is also easily accessible from Teviot Road; a main thoroughfare.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,690
Anchor tenants	Woolworths
No. of specialties	16
Occupancy rate	100%
WALE (years)	3.2

Current as at 31 December 2025

Jimboomba Junction Shopping Centre

665-687 Cusack Lane, Jimboomba QLD



Centre Overview

Jimboomba Junction Shopping Centre is a neighbourhood centre anchored by a Coles supermarket and supported by 19 specialty stores. The centre features an undercover car park providing over 280 easily accessible car spaces for customers. The centre also features an outdoor-style layout providing an open-air lifestyle feel.

Location Details

Jimboomba is a suburb located approximately 41km south of the Brisbane CBD. Settled within the Logan City region, the suburb is easily accessible from the Mt Lindsay Highway.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,920
Anchor tenants	Coles
Mini-majors	The Reject Shop
No. of specialties	19
Occupancy rate	98%
WALE (years)	4.3

Current as at 31 December 2025

Kirkwood Shopping Centre

550 Kirkwood Road, Kirkwood QLD



Centre Overview

Kirkwood Shopping Centre is a neighbourhood centre anchored by Woolworths supermarket and complemented by a freestanding McDonald's, EG Fuel, and various other specialty stores. The centre is conveniently located on Kirkwood Road with a bus stop positioned near the McDonald's, and with easy level access to all shops.

Location Details

Kirkwood Shopping Centre is located 550km north of Brisbane and is situated between the Calliope River and Boyne River. The area is known for its sub-tropical climate sheltered by two islands – Facing Island to the east and Curtis Island to the north.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,317
Anchor tenants	Woolworths
No. of specialties	12
Occupancy rate	100%
WALE (years)	5.8

Current as at 31 December 2025

Marian Town Centre

213-247 Anzac Avenue, Marian QLD



Centre Overview

Marian Town Centre is a conveniently located neighbourhood centre located in the Pioneer Valley, in the greater Mackay Region. The centre is anchored by a Woolworths supermarket and has a range of specialty retailers, with approximately 300 on-grade car parks. The centre is further enhanced with a Mitre 10 and a freestanding childcare centre.

Location Details

Marian is located in central Queensland, 970km north of Brisbane and 25km west of Mackay. The town of Marian is the gateway to the Pioneer Valley and Eungella National Park. The centre is conveniently located on Anzac Avenue, the major east-west road that links Eungella to Mackay, making it easily accessible by local and regional traffic. The centre is in close proximity to the Marian State School and Nabilla train station.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	9,443
Anchor tenants	Woolworths
Mini-majors	Edge Early Learning; Mitre 10; The Reject Shop
No. of specialties	18
Occupancy rate	95%
WALE (years)	5.5

Current as at 31 December 2025

Marketplace Warner

355 Samsonvale Road, Warner QLD



Centre Overview

Marketplace Warner is a neighbourhood shopping centre anchored by Woolworths and ALDI supermarkets and includes over 40 specialty stores. The centre is further enhanced with a freestanding Guzman y Gomez and childcare centre.

Location Details

Marketplace Warner is located on the corner of Samsonvale Road and Old North Road within the developing suburb of Warner, approximately 24km north-west of the Brisbane CBD. It is surrounded by a mixture of low-density dwellings and rural residential dwellings and is in close proximity to local community facilities such as Bray Park State High School and Genesis Christian College.

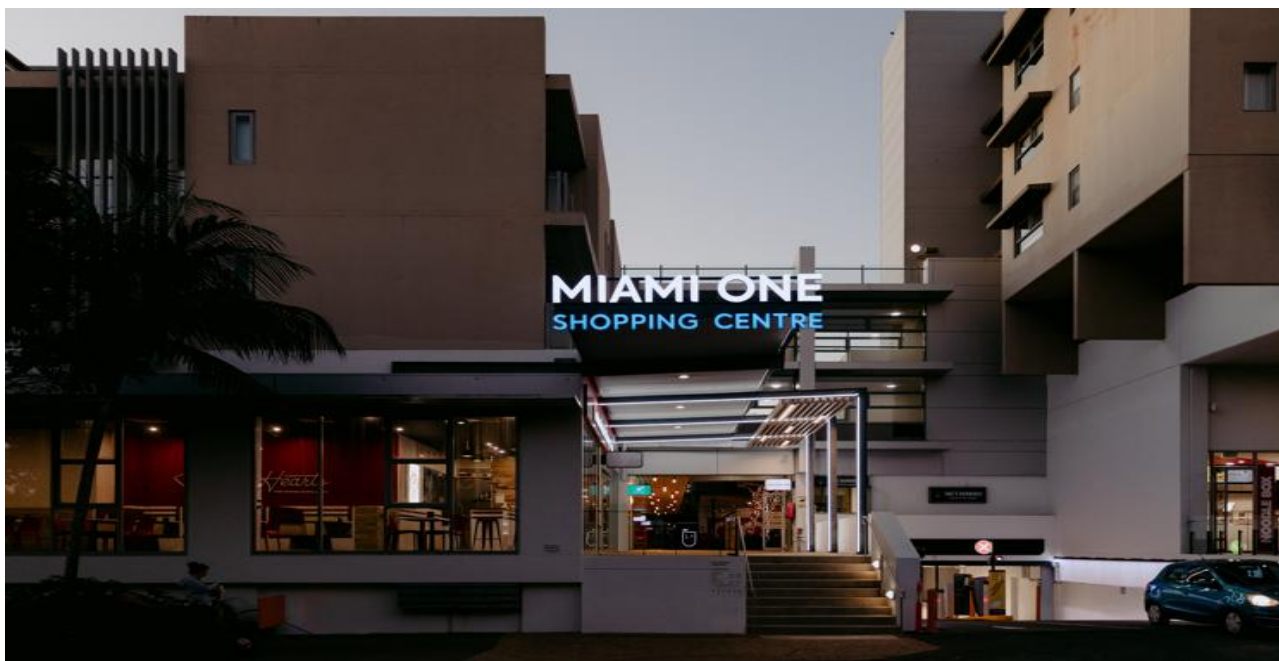
Property Summary

Centre type	Neighbourhood
Centre GLA sqm	11,660
Anchor tenants	Woolworths; ALDI
Mini-major	Snap Fitness
No. of specialties	45
Occupancy rate	96%
WALE (years)	6.0

Current as at 31 December 2025

Miami One Shopping Centre

1934 Gold Coast Highway, Miami QLD



Centre Overview

Miami One Shopping Centre is anchored by a Coles supermarket along with 30 specialty stores, including prominent brands such as Liquorland and Australia Post. With over 200 undercover, easily accessible car parks, the centre provides a convenient and well-rounded retail offering for its customers. In 2025, the centre underwent significant refurbishment works, ambience upgrades and tenant remixing.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,642
Anchor tenants	Coles
No. of specialties	30
Occupancy rate	99%
WALE (years)	6.1

Location Details

Located on the prominent Gold Coast Highway, the centre is situated 8.5km south of Surfers Paradise in the suburb of Miami, approximately 200m from the coastline. The area has a strong couple demographic with a high level of tourists due to the Gold Coast's beaches and leisure attractions.

Current as at 31 December 2025

Mission Beach Marketplace

38–40 Dickinson Road, Mission Beach QLD



Centre Overview

Mission Beach Marketplace is a conveniently located neighbourhood centre, situated within the Cassowary Coast tourist town Mission Beach. The centre includes a full-line Woolworths supermarket, a range of specialty retailers and over 240 on-grade car parks.

Location Details

Mission Beach is located at the mid-way point between Townsville and Cairns. Mission Beach is made up of four villages linked by 14km of wide golden beach. The area has a range of tourism accommodations available in its surrounding area. The centre is located centrally in town and easily accessible by local residents and tourists.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	3,906
Anchor tenants	Woolworths
No. of specialties	8
Occupancy rate	98%
WALE (years)	2.3

Current as at 31 December 2025

Moggill Village

3366 Moggill Road, Moggill QLD



Centre Overview

Moggill Village is a neighbourhood shopping centre which commenced trading in June 2021 and features a Coles supermarket and 21 specialty tenancies. On-site car parking is provided for approximately 315 vehicles, including 89 basement spaces.

Location Details

Moggill Village is in the suburb of Moggill, approximately 19km south-west of the Brisbane CBD. The surrounding area generally comprises residential and rural residential dwellings.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,392
Anchor tenants	Coles
Mini-major	Anytime Fitness
No. of specialties	21
Occupancy rate	97%
WALE (years)	5.5

Current as at 31 December 2025

Mount Isa Village

22 Simpson Street, Mount Isa QLD



Centre Overview

Mount Isa Village is a neighbourhood shopping centre anchored by a Coles supermarket and Kmart and is supported by 18 specialty tenants.

Location Details

The centre is located in the regional mining township of Mount Isa, some 1,825km north-west of Brisbane and 900km west of Townsville in north-western Queensland.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	9,609
Anchor tenants	Coles; Kmart
No. of specialties	18
Occupancy rate	96%
WALE (years)	5.6

Current as at 31 December 2025

Mudgeeraba Market Shopping Centre

3 Swan Lane, Mudgeeraba QLD



Centre Overview

Mudgeeraba Market Shopping Centre is a neighbourhood centre anchored by Woolworths supermarket and supported by 39 specialty stores. Opened in 2008, it features a unique atrium-style layout with an abundance of in-centre foliage and greenery. The asset also includes Franklin Square.

Location Details

Mudgeeraba is a suburb in the Gold Coast Hinterland approximately 15km south of Surfers Paradise. Part of the larger catchment of the Nerang River, the region is home to over 13,000 residents. Prominently located just minutes from the Pacific Motorway, the centre is easily accessible from both north and south traffic directions.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,144
Anchor tenants	Woolworths
No. of specialties	39
Occupancy rate	99%
WALE (years)	4.7

Current as at 31 December 2025

North Shore Village Shopping Centre

722-728 David Low Way, Pacific Paradise QLD



Centre Overview

North Shore Village is an open-air neighbourhood shopping centre located on the Sunshine Coast. It is anchored by a Coles supermarket and includes 14 specialty stores.

Location Details

North Shore Village is located approximately 5km north of the Maroochydore CBD in the Sunshine Coast region of Queensland. The centre benefits from local tourists as well as passing traffic using David Low Way when travelling to and from the Sunshine Coast Airport. The road is also one of the main thoroughfares providing access from the developing suburbs in the west around Bli Bli and coastal communities north of the centre.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,052
Anchor tenants	Coles
No. of specialties	14
Occupancy rate	100%
WALE (years)	2.8

Current as at 31 December 2025

Ooralea Shopping Centre

67-79 Boundary Road, Ooralea QLD



Centre Overview

Ooralea Shopping Centre is conveniently located on the corner of Boundary Road and Bruce Highway in Mackay. The centre offers a Woolworths supermarket and a range of specialty retailers, with approximately 234 on-grade car parks. The centre is further enhanced with a petrol station and a freestanding McDonald's.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,556
Anchor tenants	Woolworths
No. of specialties	8
Occupancy rate	100%
WALE (years)	5.9

Location Details

Mackay is located on the eastern coast of Queensland, approximately 970km north of Brisbane, on the Pioneer River. Mackay is a popular tourist destination and is in close proximity to the Great Barrier Reef and rainforests. It is nicknamed the sugar capital of Australia as the region produces more than a third of Australia's cane sugar.

Current as at 31 December 2025

Oxenford Village

2 Cottonwood Place, Oxenford QLD



Centre Overview

Oxenford Village is a neighbourhood shopping centre located in Oxenford on the northern end of the Gold Coast. The centre is anchored by Woolworths supermarket and 14 specialty stores.

Location Details

Oxenford Village is located in the Gold Coast, 14km north-west of Southport and 55km south of the Brisbane CBD. The centre is close to the junctions of three major arterial roads including The Pacific Highway, Hope Island Road, and Tamborine-Oxenford Road.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,843
Anchor tenants	Woolworths
No. of specialties	14
Occupancy rate	100%
WALE (years)	5.5

Current as at 31 December 2025

Port Village

11-17 Macrossan Street, Port Douglas QLD 4877



Centre Overview

Port Village is an unenclosed neighbourhood shopping centre anchored by a Coles supermarket and K-Hub, with over 20 specialty shops.

Location Details

Port Village is located in Port Douglas and is within the Local Government Area administered by the Douglas Shire Council approximately 67km north of the Cairns CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,351
Anchor tenants	Coles; Kmart
No. of specialties	22
Occupancy rate	98%
WALE (years)	5.3

Current as at 31 December 2025

Sugarworld Shopping Centre

7-11 Walker Road, Edmonton QLD



Centre Overview

Sugarworld Shopping Centre is a neighbourhood centre located in the southern suburbs of Cairns and is approximately 16km south of the Cairns CBD. The centre is anchored by a Coles supermarket and is complemented by 9 specialty retailers.

Location Details

Sugarworld Shopping Centre is situated on the north-western corner of Walker Road and Hambleton Drive. Hambleton Drive connects to the Bruce Highway, which is the major arterial road in Cairns.

The recent link road opening has given Edmonton better access to the highway and is one of the key future growth areas of the region. The centre is in close proximity to various facilities, including Sugarland Adventure Park, PCYC, and a number of schools.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,851
Anchor tenants	Coles
Mini-major	Anytime Fitness
No. of specialties	9
Occupancy rate	98%
WALE (years)	5.8

Current as at 31 December 2025

Whitsunday Shopping Centre

226 Shute Harbour Road, Cannonvale QLD



Centre Overview

Whitsunday Shopping Centre is conveniently located on Shute Harbour Road, the major arterial road linking all regional areas, easily accessible by residents and visitors. The centre is anchored by a Coles supermarket, contains over 30 specialty stores and is further enhanced by a freestanding Hungry Jack's.

Location Details

The Whitsunday region is located on the central-north coast of Queensland. The region is continuing to grow and is fast becoming a destination of choice for investors, industry, and lifestyle seekers. The region includes Bowen, Cannonvale, Proserpine, Airlie Beach, Collinsville, Whitsunday Islands and Beach and Hinterland settlements. The region is renowned for its thriving horticulture, agriculture, tourism, retail and mining industries; its world-class port facilities located at Abel Point; and being the access point to the Whitsunday Islands and the Great Barrier Reef.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,726
Anchor tenants	Coles
Mini-major	Silly Solly's
No. of specialties	33
Occupancy rate	81%
WALE (years)	5.1

Current as at 31 December 2025

Woodford Shopping Centre

75 Archer Street, Woodford QLD



Centre Overview

Woodford Shopping Centre is a neighbourhood shopping centre located approximately 1.5 hours from the Brisbane CBD. Anchored by Woolworths, supermarket the centre also comprises a strong retail mix including a bottle shop and pharmacy.

Location Details

Woodford is a small town in Queensland, located on the D'Aguilar Highway approximately 72km north-west of the Brisbane CBD and 24km west of the city of Caboolture.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	3,668
Anchor tenants	Woolworths
Mini-major	Priceline Pharmacy
No. of specialties	5
Occupancy rate	100%
WALE (years)	3.0

Current as at 31 December 2025

Worongary Town Centre

1 Mudgeeraba Road, Worongary QLD



Centre Overview

Worongary Town Centre is a neighbourhood shopping centre anchored by a Coles supermarket. The centre features a diverse range of national retailers with a dedicated food retailing section consisting of a number of restaurants and cafés. An open-air car park provides spaces for over 300 cars.

Location Details

Worongary is a suburb located in the north Gold Coast region approximately 14km from Surfers Paradise. Situated only metres from the Pacific Highway which provides easy access to north-south traffic along the coastline. The centre is also near community parklands.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,091
Anchor tenants	Coles
No. of specialties	40
Occupancy rate	94%
WALE (years)	3.4

Current as at 31 December 2025



Region Group Property Profiles

South Australia and Northern Territory

Bakewell Shopping Centre

Chung Way Terrace & Lambrick Avenue, Bakewell NT



Centre Overview

Bakewell Shopping Centre is a single-level neighbourhood centre anchored by a full-line Woolworths supermarket supported by 13 specialty tenants, including a freestanding EG Fuel service station and Guzman y Gomez.

Location Details

Located in the high-growth corridor of Palmerston, a satellite city to Darwin, Bakewell is 2km south of the Palmerston City Centre and 25km south-east of the Darwin CBD. Palmerston is easily accessible, situated to the immediate south of Stuart Highway which is the major traffic route throughout the Northern Territory and the Darwin/Palmerston region.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,409
Anchor tenants	Woolworths
No. of specialties	13
Occupancy rate	100%
WALE (years)	4.2

Current as at 31 December 2025

Blakes Crossing Shopping Centre

83 Main Terrace, Blakes Crossing, Blakeview SA



Centre Overview

Blakes Crossing Shopping Centre was constructed in 2011 and provides a Woolworths supermarket together with 14 specialties. On-grade carparking is provided on the western side of the building for approximately 219 vehicles.

Location Details

The centre is located within the northern Adelaide suburb of Blakeview, approximately 35km north of the Adelaide CBD. The centre forms part of the Blakes Crossing Town Centre, a cluster of retail and commercial uses servicing the surrounding residential estate.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,089
Anchor tenants	Woolworths
No. of specialties	14
Occupancy rate	100%
WALE (years)	2.9

Current as at 31 December 2025

Dernancourt Shopping Centre

832/840 Lower North East Road, Dernancourt SA



Centre Overview

Dernancourt Shopping Centre is an unenclosed neighbourhood shopping centre, anchored by a Coles supermarket and supported by 22 specialty tenancies.

Location Details

Dernancourt Shopping Centre is located within the north-eastern Adelaide suburb of Dernancourt and is within both the Tea Tree Gully and Port Adelaide/Enfield Local Government Areas.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	8,352
Anchor tenants	Coles
Mini-majors	Neds, Good Life
No. of specialties	22
Occupancy rate	99%
WALE (years)	2.8

Current as at 31 December 2025

Fairview Green Shopping Centre

325 Hancock Road, Fairview Park SA 5126



Centre Overview

Fairview Green Shopping Centre is a partially enclosed neighbourhood shopping centre, anchored by Romeo's Foodland supermarket, with 16 specialty tenancies. The property provides a total of 420 car parks.

Location Details

Fairview Green Shopping Centre is located on Hancock Road at Fairview Park, a long-established residential area that is about 21km north-east of the Adelaide CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,713
Anchor tenants	Romeo's Foodland
No. of specialties	16
Occupancy rate	98%
WALE (years)	5.2

Current as at 31 December 2025

Mount Gambier Marketplace

182–248 Penola Road, Mount Gambier SA



Centre Overview

Mount Gambier Marketplace is a sub-regional centre anchored by a Woolworths supermarket and Big W. The centre features a comprehensive retail mix with over 30 specialties. The centre has a light, modern layout and acts as a community hub drawing its customer base from Mount Gambier and surrounding towns.

Location Details

Mount Gambier Marketplace is located on Penola Road. Mount Gambier is the largest regional city in South Australia and is located in the heart of the Limestone Coast, some 440km south-east of the capital Adelaide and equal distance west of Melbourne.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	17,360
Anchor tenants	Woolworths; Big W
Mini-major	The Reject Shop
No. of specialties	34
Occupancy rate	96%
WALE (years)	6.3

Current as at 31 December 2025

Murray Bridge Marketplace

21–53 South Terrace, Murray Bridge SA



Centre Overview

Murray Bridge Marketplace is a sub-regional centre anchored by a Woolworths supermarket and Big W and supported with over 50 specialty retailers. The centre has over 900 car parks available over 2 levels.

Location Details

Murray Bridge Marketplace is located 70km from Adelaide and is within the main business centre of Murray Bridge. The centre is the largest multi-level shopping precinct in the Murraylands area.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	18,669
Anchor tenants	Woolworths; Big W
Mini-majors	The Reject Shop; Intersports; Priceline Pharmacy
No. of specialties	54
Occupancy rate	95%
WALE (years)	2.8

Current as at 31 December 2025



Region Group Property Profiles

Tasmania

Burnie Plaza

26 Mount Street, Burnie TAS



Centre Overview

Burnie Plaza is a single-level shopping centre located within the heart of the city's CBD retail precinct. The centre is anchored by a Coles supermarket and Kmart, together with 11 specialty stores. Burnie Plaza provides multi-level deck car parking on site for approximately 486 vehicles.

Location Details

Burnie Plaza is situated within Burnie, a port city on the north-west coast of Tasmania, approximately 138km north-west of Launceston. Burnie is Tasmania's 4th largest city.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	8,378
Anchor tenants	Coles; Kmart
No. of specialties	11
Occupancy rate	100%
WALE (years)	2.3

Current as at 31 December 2025

Claremont Plaza

35 Main Road, Claremont TAS



Centre Overview

Claremont Plaza is a neighbourhood centre anchored by a Woolworths supermarket and complemented by 26 specialties. Car parking is provided for approximately 330 vehicles.

Location Details

Claremont Plaza is located on the eastern side of Main Road, a major thoroughfare in Claremont. The centre is situated within a well-established residential area, approximately 14km from the city of Hobart. It is an affordable place to live with many attractions nearby including one of Tasmania's biggest attractions, MONA art gallery, in Hobart's northern suburbs. There are several schools in the local area.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	10,004
Anchor tenants	Woolworths
Mini-majors	BWS, The Reject Shop
No. of specialties	25
Occupancy rate	99%
WALE (years)	5.4

Current as at 31 December 2025

Glenorchy Central

2 Cooper Street, Glenorchy TAS



Centre Overview

Glenorchy Central is a single-level centre anchored by a Woolworths supermarket and is supported by 14 specialties. A council-owned car park adjoins the centre and provides 368 car spaces.

Location Details

Glenorchy Central is located in the heart of Glenorchy, very close to public transport, including a bus hub and taxi rank. Glenorchy is a business district located approximately 7km from Hobart's CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,089
Anchor tenants	Woolworths
Mini-majors	The Reject Shop
No. of specialties	14
Occupancy rate	91%
WALE (years)	6.0

Current as at 31 December 2025

Greenpoint Plaza

26–28 Greenpoint Road, Bridgewater TAS



Centre Overview

Greenpoint Plaza is a neighbourhood centre anchored by a Woolworths supermarket and complemented by 11 specialty stores. The centre provides car parking spaces for approximately 250 cars.

Location Details

Greenpoint Plaza is located in Bridgewater, which is on the Eastern Shore of the Derwent River and is part of the Brighton municipality. Bridgewater is one of the first suburbs encountered by visitors travelling from the north of the state on the Midlands Highway. The suburb connects to the Western Shore via the Bridgewater Bridge and Causeway.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,902
Anchor tenants	Woolworths
No. of specialties	11
Occupancy rate	97%
WALE (years)	5.5

Current as at 31 December 2025

Kingston Plaza

24 & 26 Channel Highway, Kingston TAS



Centre Overview

Kingston Plaza is a neighbourhood centre anchored by a Coles supermarket and includes 14 specialty retailers. The centre includes a range of retailers such as food outlets, medical facilities and service providers. The centre is an open-air layout offering 140 car spaces.

Location Details

Kingston is located 12km from the Hobart CBD. It is a high-growth residential area, characterized by strong household incomes and high household ownership levels. The municipality includes Bruny Island which is accessed via ferry or boat.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,958
Anchor tenants	Coles
No. of specialties	14
Occupancy rate	100%
WALE (years)	3.4

Current as at 31 December 2025

Meadow Mews Plaza

102–106 Hobart Road, Kings Meadows TAS



Centre Overview

Meadow Mews Plaza is a single-level neighbourhood shopping centre located in the heart of the King Meadows mixed commercial business precinct, 5km south of the Launceston CBD. It is Launceston's largest suburban shopping centre, anchored by a Coles supermarket and 30 specialty stores. The tenancy mix features a range of retail and non-retail services. On-grade parking is provided for 376 cars.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,669
Anchor tenants	Coles
No. of specialties	30
Occupancy rate	98%
WALE (years)	4.3

Location Details

The centre is situated on Hobart Road, a sub-arterial road and only a 10km drive to Launceston Airport. The centre services the surrounding suburbs of Kings Meadows, Punchbowl, Norwood, and Youngtown. The area features a number of schools, residential developments, nature reserves, a golf club, and a mixed-use technopark.

Current as at 31 December 2025

New Town Plaza

1 Ridson Road, New Town TAS



Centre Overview

New Town Plaza is anchored by a Coles supermarket and Kmart and supported by 14 specialty retailers, including food outlets, newsagents, a bottle shop and a pharmacy. New Town offers ample undercover and exterior parking. There is a bus stop in the car park and also a permanent taxi rank at the entrance.

Location Details

The centre is located in New Town, a suburb of Hobart. New Town being just 4km away from Hobart, captures a wider demographic particularly with the later trading hours of Kmart. New Town is also surrounded by several schools.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	11,443
Anchor tenants	Coles; Kmart
No. of specialties	14
Occupancy rate	100%
WALE (years)	3.5

Current as at 31 December 2025

Prospect Vale Marketplace

350 Westbury Road, Prospect Vale TAS



Centre Overview

Prospect Vale Marketplace is a single-level neighbourhood shopping centre anchored by a Woolworths supermarket and 19 specialty stores. The centre offers on-grade car parking.

Location Details

The centre is situated on Westbury Road, which is a sub-arterial road through Launceston's northern residential and commercial suburbs. Prospect Vale Marketplace is located approximately 10km southwest of the Launceston CBD in the southern Launceston gateway suburb of Prospect Vale.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,819
Anchor tenants	Woolworths
Mini-majors	BWS, The Reject Shop
No. of specialties	19
Occupancy rate	100%
WALE (years)	6.2

Current as at 31 December 2025

Shoreline Plaza

6 Shoreline Drive, Howrah TAS



Centre Overview

Shoreline Plaza is a neighbourhood centre anchored by a Woolworths supermarket and complemented by 17 specialty stores. The centre offers 315 on-grade parking spaces. This property neighbours a popular hotel with a bus stop at its entrance.

Location Details

Howrah is approximately 11km from Hobart on the eastern shore (across the Tasman Bridge). Howrah is a beachside suburb with views across the Derwent river to Hobart. The centre is located just 3km from the newly developed Blundstone Arena which now hosts all the southern AFL games in Tasmania. Howrah has several schools and parks including Wentworth Park, which is one of the key sporting and recreation areas on the Eastern Shore.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,255
Anchor tenants	Woolworths
Mini-major	Super Dollar
No. of specialties	17
Occupancy rate	100%
WALE (years)	2.4

Current as at 31 December 2025

Sorell Plaza

12 Cole Street, Sorell TAS



Centre Overview

Sorell Plaza is a neighbourhood shopping centre anchored by a Coles supermarket and complemented by over 10 specialty shops along with a freestanding pad site occupied by KFC. The centre has ample and convenient on-grade parking.

Location Details

Sorell Plaza sits in the suburb of Sorell in Southern Tasmania. It is approximately 22km from Hobart in the Federal electorate of Lyons.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,836
Anchor tenants	Coles
No. of specialties	13
Occupancy rate	99%
WALE (years)	3.7

Current as at 31 December 2025



Region Group Property Profiles

Victoria

Bentons Square

Corner Bentons & Dunns Road, Mornington VIC



Centre Overview

Bentons Square is a single level neighbourhood shopping centre, anchored by a Woolworths supermarket and supported by a Dan Murphy's and over 40 specialty stores.

Location Details

Bentons Square is located in Mornington, in the Mornington Peninsula, approximately 66km south-east of the Melbourne CBD. The centre is on the prominent corner of Bentons and Dunns Roads, adjoining Bentons Square Community Centre to the west.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	11,091
Anchor tenants	Woolworths; Dan Murphy's
Mini-major	Henrys Mercato
No. of specialties	42
Occupancy rate	97%
WALE (years)	3.7

Current as at 31 December 2025

Delacombe Town Centre

315 Glenelg Highway, Smythes Creek VIC



Centre Overview

Delacombe Town Centre is a partially enclosed sub-regional shopping centre which commenced trading in September 2017. The property currently accommodates Woolworths, Kmart, Showbiz Cinemas, Dan Murphy's, and over 50 specialties including some large format retail tenancies sitting in the adjoining site that was developed in March 2025.

Location Details

Located in the suburb of Smythes Creek (Delacombe), approximately 7km south-west of the Ballarat CBD and 105km north-west of Melbourne. The centre is situated on the south-western corner of Glenelg Highway and Cherry Flat Road.

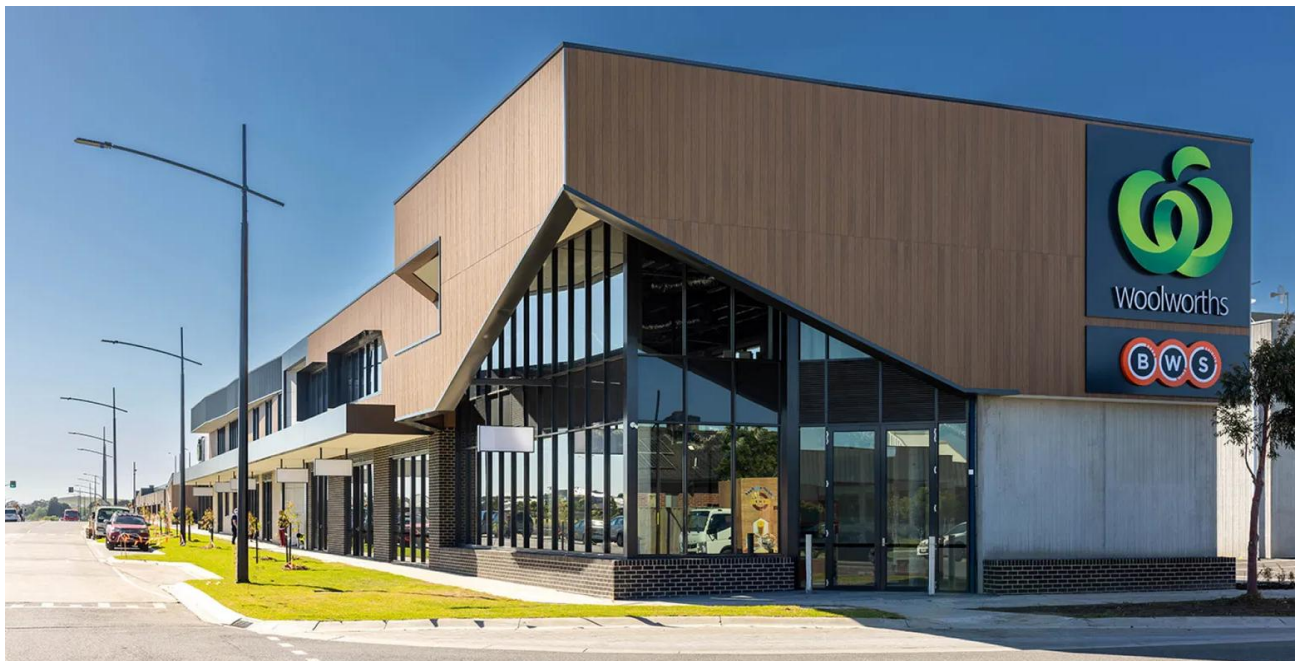
Property Summary

Centre type	Sub-Regional
Centre GLA sqm	29,008
Anchor tenants	Woolworths; Kmart; Dan Murphy's
Mini-major	Direct Chemist Outlet, Rebel Sport, Super Cheap Auto, The Reject Shop, BCF
No. of specialties	56
Occupancy rate	99%
WALE (years)	5.0

Current as at 31 December 2025

Kallo Town Centre

44 Toyon Road, Kalkallo VIC



Centre Overview

Kallo Town Centre is a neighbourhood shopping centre located along Toyon Road, Kalkallo, approximately 45km north of the Melbourne CBD. The centre, which was completed in 2023, is anchored by a Woolworths supermarket and 28 specialty stores including a Chemist Warehouse and Snap Fitness.

Location Details

Located in the outer Melbourne Suburb of Kalkallo, within the City of Hume. Kallo Town Centre is located on the corner of Toyon Road and Icarus Drive, within close proximity to the Kalkallo Community Centre and Recreation Reserve, benefitting from surrounding residential development.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	11,521
Anchor tenants	Woolworths
Mini-majors	Chemist Warehouse; Snap Fitness
No. of specialties	28
Occupancy rate	100%
WALE (years)	8.4

Current as at 31 December 2025

Langwarrin Plaza

385 Cranbourne–Frankston Road, Langwarrin VIC



Centre Overview

Langwarrin Plaza is a neighbourhood shopping centre located on Cranbourne–Frankston Road, Langwarrin, approximately 55km south-east of the Melbourne CBD. The centre is anchored by a Woolworths supermarket plus over 10 specialty stores and a petrol station.

Location Details

Located in Melbourne's southeastern suburbs, Langwarrin Plaza is located on the major arterial which stretches to Melbourne's Mornington Peninsula beaches, through the growth corridor to Frankston and surrounds.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,161
Anchor tenants	Woolworths
Mini-major	Anytime Fitness
No. of specialties	15
Occupancy rate	100%
WALE (years)	3.7

Current as at 31 December 2025

Lilydale Marketplace

33 Hutchinson Street, Lilydale VIC



Centre Overview

Lilydale Marketplace is located in the Yarra Valley. The single-level, sub-regional centre includes Woolworths, Big W, ALDI, The Reject Shop, Chemist Warehouse and over 55 specialty stores. The centre also provides over 1,000 car spaces (including basement undercover parking) which further enhances the centre's convenience positioning.

Location Details

Lilydale Marketplace is located 35km north-east of the Melbourne CBD in the Yarra Ranges. The centre is situated on the eastern side of Hutchinson Street, near the intersection with the Maroondah Highway. The centre is easily accessible by car and public transport, with Lilydale train station within walking distance.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	22,060
Anchor tenants	Woolworths; Big W; ALDI
Mini-majors	The Reject Shop, Best & Less, Chemist Warehouse
No. of specialties	62
Occupancy rate	100%
WALE (years)	5.8

Current as at 31 December 2025

Ocean Grove Marketplace

2-20 Kingston Downs Drive, Ocean Grove VIC



Centre Overview

Ocean Grove Marketplace includes a full-line Woolworths supermarket, as well as over 15 specialty stores and two freestanding sites occupied by KFC and EG Fuel. The centre has ample on-grade parking.

Location Details

Ocean Grove is located at the entrance of Kingston and 95km from Melbourne. Ocean Grove is a seaside town in Victoria, Australia, located on the Bellarine Peninsula. The area offers surf beaches, fishing, kayaking, canoeing, bushwalking, and other outdoor activities. While tourism makes the largest contribution to the local economy in high season, in low season a larger proportion of local income is derived from orchards, fruit and vegetable growers, and the local wineries.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	6,899
Anchor tenants	Woolworths
No. of specialties	18
Occupancy rate	100%
WALE (years)	4.6

Current as at 31 December 2025

Pakenham Marketplace

50-54 John Street, Pakenham VIC



Centre Overview

Pakenham Marketplace is a sub-regional centre anchored by a Woolworths supermarket and Big W and complemented by over 40 specialty stores. The centre also has over 1,000 free open-air and undercover car spaces. The centre is positioned as a convenience centre providing local shoppers with a quick and easy shopping location for all their everyday needs. The centre recently underwent a significant refurbishment in 2025, including upgraded amenities, ambience improvements and tenant remixing.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	17,005
Anchor tenants	Woolworths; Big W
Mini-majors	The Reject Shop, Cotton On, Anytime Fitness
No. of specialties	46
Occupancy rate	99%
WALE (years)	2.7

Location Details

Pakenham Marketplace is located in the Cardinia Shire Council in the outer south-east of Melbourne, approximately 50km from the CBD. The centre's primary trade area forms part one of the largest forecast growth municipality in Australia.

Current as at 31 December 2025

The Gateway Shopping Centre

230 Cranbourne–Frankston Road, Langwarrin VIC



Centre Overview

The Gateway Shopping Centre is a single-level neighbourhood shopping centre located in Langwarrin. It is anchored by a Coles supermarket and includes over 35 specialty stores. The centre is further enhanced by a freestanding McDonald's, EG Fuel service station and Jett's Fitness.

Location Details

The centre is located on the major arterial Cranbourne–Frankston Road in Langwarrin on the Mornington Peninsula. The centre is approximately 55km south-east of the Melbourne CBD.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	10,834
Anchor tenants	Coles
Mini-major	Direct Chemist Outlet; Revo Fitness
No. of specialties	40
Occupancy rate	100%
WALE (years)	5.1

Current as at 31 December 2025

White Box Rise Shopping Centre

81 Victoria Cross Parade, Wodonga VIC



Centre Overview

White Box Rise Shopping Centre is a neighbourhood shopping centre anchored by a Woolworths supermarket and complemented by The Reject Shop and over 10 specialty stores.

Location Details

The centre is located in the residential suburb of White Box Rise, Wodonga on the north-eastern border of Victoria and New South Wales, approximately 300km north-east of Melbourne. Southern Rise Education Centre and an aquatic centre are located adjacent to the centre.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	4,959
Anchor tenants	Woolworths
Mini-major	The Reject Shop
No. of specialties	14
Occupancy rate	99%
WALE (years)	6.2

Current as at 31 December 2025

Wonthaggi Plaza

2 Biggs Drive, Wonthaggi VIC



Centre Overview

Wonthaggi Plaza is situated in the heart of the Wonthaggi retail district on Biggs Drive. It is anchored by a Coles supermarket and Kmart and is complemented by over 20 specialty retailers. The centre is the only enclosed, air-conditioned shopping centre within a 1-hour drive of Wonthaggi.

Location Details

The centre is conveniently located in the heart of Wonthaggi and is ideally positioned to service holiday visitors from Phillip Island and the South Gippsland community. Wonthaggi Plaza is located on Biggs Drive in the Wonthaggi CBD, approximately 135km South-East of Melbourne and is easily accessible by the M1.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	11,872
Anchor tenants	Coles; Kmart
Mini-Majors	Centrelink; JB Hi-Fi
No. of specialties	21
Occupancy rate	97%
WALE (years)	3.1

Current as at 31 December 2025



Region Group Property Profiles

Western Australia

Busselton Shopping Centre

65 Kent Street, Busselton WA



Centre Overview

Busselton Shopping Centre is a neighbourhood shopping centre anchored by a Woolworths supermarket and complemented by 5 specialty stores. The centre offers 173 on-grade parking spaces.

Location Details

Busselton Shopping Centre is located within the town centre of Busselton, which is a popular holiday and tourist destination located in South-West WA, 230km south of Perth CBD and 50km north of Margaret River.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	5,432
Anchor tenants	Woolworths
No. of specialties	5
Occupancy rate	98%
WALE (years)	7.2

Current as at 31 December 2025

Currambine Central

1244 Marmion Avenue, Currambine WA



Centre Overview

Currambine Central is a single-level, partially enclosed style neighbourhood shopping centre anchored by Woolworths, Farmer Jack's, Dan Murphy's and Hoyts and includes 45 specialty stores.

Location Details

Currambine Central is located in the outer northern coastal suburbs of Perth, 26km from the Perth CBD. The centre is located just south of the developing northern corridor of Perth, which extends from Clarkson through to Yanchep. The centre benefits from good regional road access, supported by its position along Marmion Avenue, which is the main north-south arterial road serving the coastal suburbs.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	17,142
Anchor tenants	Woolworths; Dan Murphy's; Farmer Jacks; Hoyts
No. of specialties	45
Occupancy rate	99%
WALE (years)	5.2

Current as at 31 December 2025

Kalamunda Central

39 Railway Road, Kalamunda WA



Centre Overview

Kalamunda Central is a single-level neighbourhood shopping centre located approximately 19km east of the Perth CBD. It is anchored by a Coles supermarket and supported by 36 specialty stores. The centre completed a refurbishment in late 2018, which included upgraded amenities, new flooring and entry updates.

Location Details

Kalamunda Central is located in the eastern suburbs of Perth, 19km from the Perth CBD. Kalamunda town centre serves as the main commercial and civic hub for the hills district, including suburbs such as Lesmurdie, surrounding rural areas and foothill communities like Maida Vale. There are various key community facilities close to the centre, which include Kalamunda Library and the Kalamunda History Village tourist

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	8,366
Anchor tenants	Coles
Mini-major	Red Dot
No. of specialties	36
Occupancy rate	99%
WALE (years)	2.8

Current as at 31 December 2025

Kwinana Marketplace

4 Chisham Avenue, Parmelia WA



Centre Overview

Kwinana Marketplace is a sub-regional shopping centre and the key convenience shopping destination for residents in the Kwinana area. The centre is anchored by Coles and Woolworths supermarkets, Dan Murphy's, Big W and complemented by over 70 specialty stores.

Location Details

Kwinana Marketplace is located in the heart of the Kwinana Town Centre, approximately 35km south of the Perth CBD. It is conveniently positioned near community facilities and well located to serve the surrounding developing suburbs, including Orelia, Parmelia, Wellard, and Baldivis. Located within the City of Kwinana, a unique community, the centre is set amid extensive native bushland and public open space.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	32,854
Anchor tenants	Coles; Woolworths; Big W; Dan Murphy's
Mini-majors	Best & Less, The Reject Shop, WA Growers Fresh Market, Anytime Fitness
No. of specialties	77
Occupancy rate	95%
WALE (years)	5.7

Current as at 31 December 2025

Stirlings Central

54 Sanford Street, Geraldton WA



Centre Overview

Stirlings Central is a single-level neighbourhood shopping centre located in the heart of Geraldton. The centre offers a Woolworths supermarket, Best & Less, The Reject Shop, and over 30 specialty stores, providing customers with a convenient shopping experience.

Location Details

Stirlings Central is located within the heart of Geraldton CBD, situated approximately 420km north of Perth. Geraldton is the fourth largest city in WA with an economic base largely centred on mining, agriculture and port/logistics activities. To the south of the centre there are a variety of schools and community facilities, while towards the coast there is a range of other traffic drivers, including Geraldton Train station and the Marina.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	8,454
Anchor tenants	Woolworths
Mini-majors	The Reject Shop; Best & Less
No. of specialties	32
Occupancy rate	92%
WALE (years)	5.1

Current as at 31 December 2025

Treendale Shopping Centre

10 The Promenade, Treendale WA



Centre Overview

Treendale Shopping Centre is a neighbourhood centre and is anchored by a Woolworths supermarket and complemented by 20 specialty stores. The centre is well located in the heart of the Treendale estate, which is the major residential development in the area and provides a modern supermarket-based centre at a convenient and easily accessible location.

Location Details

Treendale Shopping Centre is located within the Shire of Harvey and the suburb of Treendale, which is a developing suburb located around 165km south of Perth and approximately 12km north-east of Bunbury. The region can be easily accessed via Old Coast Road, which extends from Mandurah in the north to Bunbury in the south. The South-Western Highway, a main thoroughfare in the region, is approximately 8km east.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	7,342
Anchor tenants	Woolworths
Mini-majors	Best & Less; The Reject Shop; Anytime Fitness
No. of specialties	20
Occupancy rate	97%
WALE (years)	3.1

Current as at 31 December 2025

Tyne Square

154 Newcastle Street, Perth WA



Centre Overview

Tyne Square comprises a single-level neighbourhood shopping centre anchored by Supa IGA supermarket and includes 4 specialty tenants.

Location Details

Tyne Square is located within the suburb of Perth. It is situated on the north-western corner of the intersection of Beaufort Street and Newcastle Street, to the north of the central CBD, north of the main rail line. As such, it is considered to be situated in a fringe CBD location.

Property Summary

Centre type	Neighbourhood
Centre GLA sqm	2,109
Anchor tenants	Supa IGA
No. of specialties	4
Occupancy rate	99%
WALE (years)	2.6

Current as at 31 December 2025

Warnbro Centre

206 Warnbro Sound Avenue, Warnbro WA



Centre Overview

Warnbro Centre is a single-level sub-regional shopping centre located in Warnbro. It is anchored by Coles, Woolworths and Big W and includes 59 specialty stores and an alfresco dining precinct. The asset also comprises an adjoining petrol station and freestanding Guzman y Gomez.

Location Details

Warnbro Centre is located within the municipality of Rockingham, 50km south of Perth CBD. Rockingham town centre is located around 7km north. The centre is surrounded by established residential suburbs and is in close proximity to several key local community facilities such as Koorana Primary School, Warnbro Community High School and Warnbro Community Church.

Property Summary

Centre type	Sub-Regional
Centre GLA sqm	21,866
Anchor tenants	Coles; Woolworths; Big W
Mini-major	Smart Dollar
No. of specialties	59
Occupancy rate	98%
WALE (years)	4.2

Current as at 31 December 2025

Region RE Limited

ABN 47 158 809 851

Region Management Trust

ARSN 160 612 626

Region Retail Trust

ASRN 160 612 788

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Disclaimer

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