

Glendale Centre Overview



Stockland Glendale, situated on the northern fringe of Lake Macquarie, is a dynamic outdoor super centre that seamlessly blends retail, leisure and entertainment across a 20-hectare site.

The centre showcases majors such as Coles, Event Cinemas, Kmart, Target and Woolworths, alongside 11 mini-majors like Cotton On Mega, Dan Murphy's, Rebel Sport and TK Maxx, as well as more than 60 specialty stores. With parking available for over 2,250 cars, visitors can conveniently explore the centre, which has been enhanced by a newly installed shade sail structure that provides covered parking and hosts weekly Farmers and Artisan Markets.



 52,403sqm
GLA

 2,289
Car spaces

 66
Specialty no.

 4.75M
MAT traffic

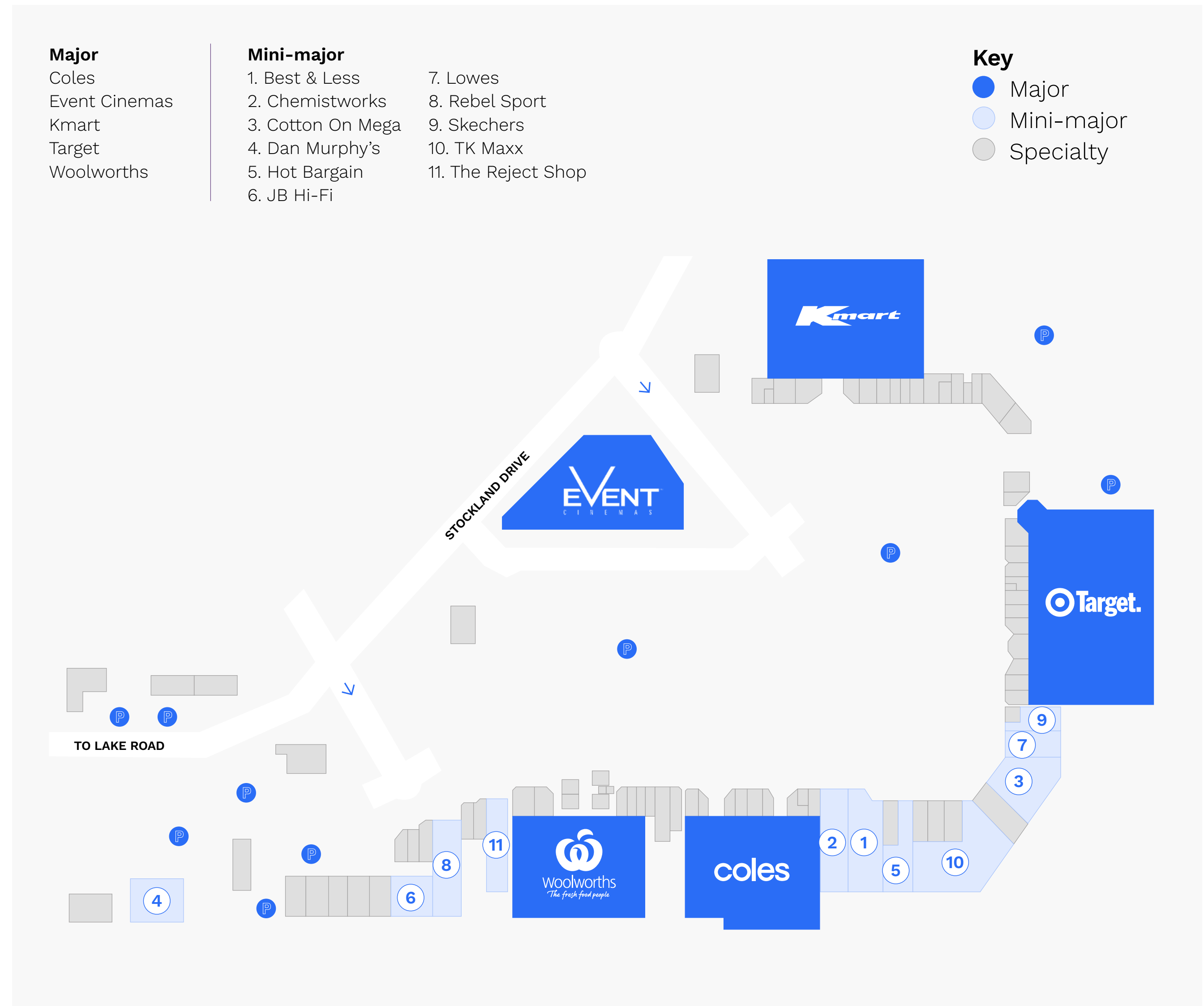
 \$366.70M
MAT sales

 \$10,680
Specialty sales \$PSM

 \$77.08
Average spend

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Information is accurate as at 30 June 2023. Centre map is indicative only and subject to change. Does not include ATMs. Cinemas are included as majors. Specialty stores are less than 400 square metres GLA. Mini-majors are greater than 400 square metres GLA. Pad and S Connect sites are not included in the specialty count. Specialty sales \$PSM as per MLA. Figures provided are inc GST.

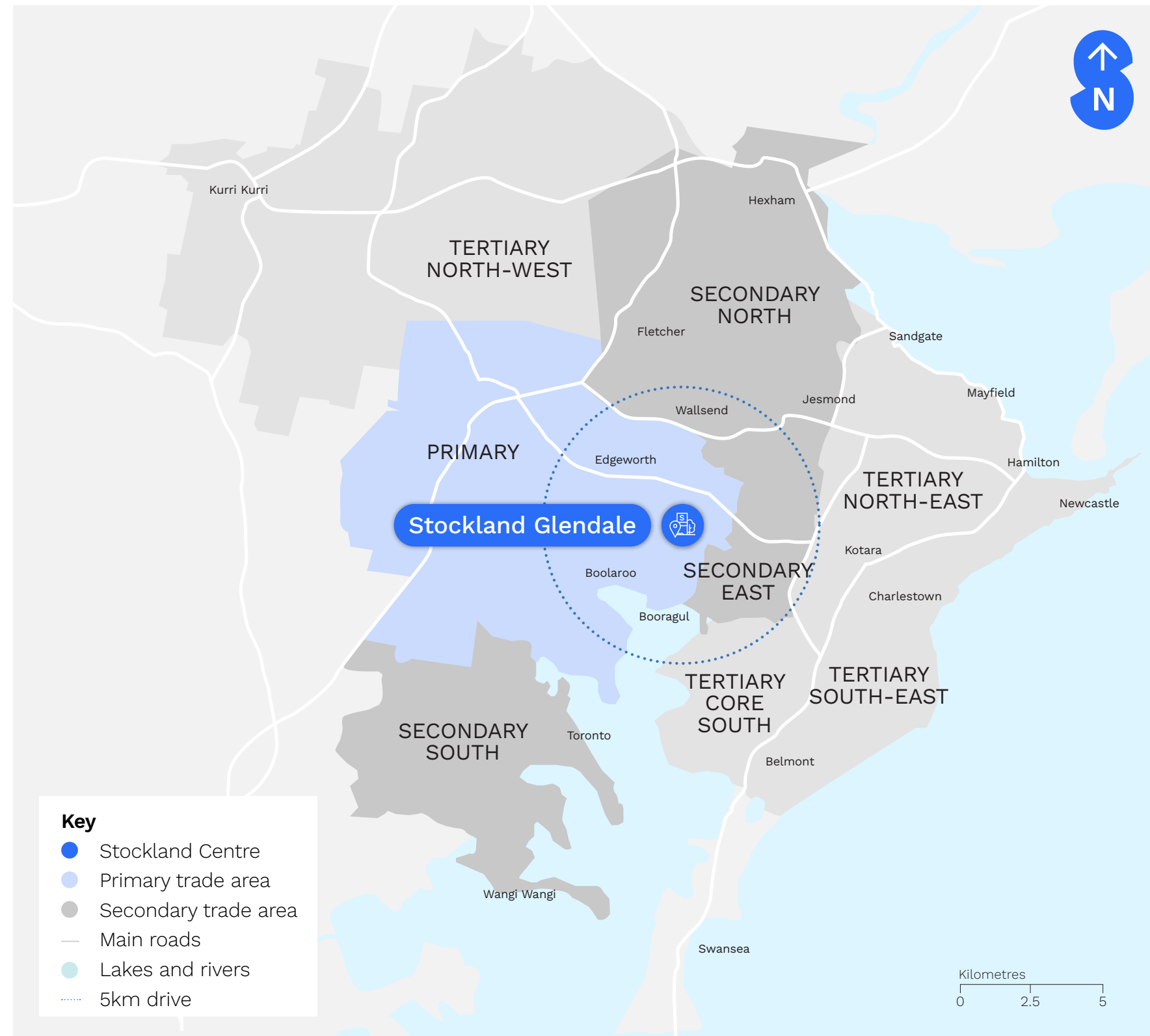


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Stockland Glendale services a main trade area of approximately 140,825 people, and is forecasted to reach 147,625 in 2026, growing at an average rate of 1.6% per year. The average household income is \$102,890 in the main trade area, which is 8.1% higher than the non-metro NSW average.

Trade Area Map



Avg. household income
\$102,890
in main trade area

Couples with dependent children
41.7%
of main trade area

Average age
40.2
in main trade area

Forecast population
147,625
in main trade area
by 2026

Characteristics	Primary Sector	Secondary Sectors			Main TA	Tertiary Sectors				Total TA	Rest of NSW Avg.	Aust Avg.
		East	North	South		Core South	North-east	North-west	South-east			
Income Levels												
Average Per Capita Income	\$50,575	\$52,992	\$50,509	\$50,057	\$50,813	\$54,760	\$61,062	\$47,464	\$55,609	\$55,036	\$49,683	\$55,301
Per Capita Income Variation	1.8%	6.7%	1.7%	0.8%	2.3%	10.2%	22.9%	-4.5%	11.9%	10.8%	n.a.	n.a.
Average Household Income	\$103,825	\$104,219	\$103,848	\$97,930	\$102,890	\$108,352	\$114,057	\$95,954	\$109,256	\$107,675	\$95,175	\$109,594
Household Income Variation	9.1%	9.5%	9.1%	2.9%	8.1%	13.8%	19.8%	0.8%	14.8%	13.1%	n.a.	n.a.
Average Household Size	2.6	2.5	2.6	2.4	2.5	2.5	2.3	2.6	2.5	2.5	2.4	2.5
Age Distribution (% of Pop'n)												
Aged 0-14	19.4%	17.5%	18.5%	15.6%	18.2%	18.7%	15.2%	21.1%	18.9%	17.5%	17.6%	18.0%
Aged 15-19	5.9%	6.3%	6.0%	5.7%	6.0%	6.4%	5.7%	5.7%	5.3%	5.8%	5.7%	5.7%
Aged 20-29	12.5%	11.8%	15.5%	9.1%	13.0%	9.8%	17.4%	15.2%	11.6%	14.1%	11.2%	13.3%
Aged 30-39	14.3%	12.9%	14.6%	10.2%	13.5%	10.4%	14.5%	13.9%	13.5%	13.6%	11.8%	14.6%
Aged 40-49	12.9%	12.5%	12.3%	10.9%	12.3%	12.6%	12.5%	11.5%	12.7%	12.4%	11.7%	13.0%
Aged 50-59	11.7%	12.7%	11.1%	13.4%	11.9%	13.4%	12.2%	11.4%	12.1%	12.1%	12.9%	12.5%
Aged 60+	23.3%	26.3%	21.9%	35.1%	25.1%	28.7%	22.5%	21.2%	25.8%	24.5%	29.1%	23.0%
Average Age	39.2	41.0	38.5	45.3	40.2	42.1	39.7	37.2	40.8	40.1	42.2	39.5
Housing Status (% of H'holds)												
Owner/Purchaser	73.9%	76.0%	67.4%	77.1%	72.4%	74.3%	60.5%	69.4%	75.0%	68.6%	70.9%	67.4%
Renter	23.9%	23.4%	30.7%	21.7%	25.9%	24.0%	38.3%	30.0%	23.8%	30.0%	26.9%	30.8%
Birthplace (% of Pop'n)												
Australian Born	91.2%	90.1%	84.1%	89.8%	88.3%	90.3%	86.7%	94.6%	90.7%	88.5%	88.5%	72.0%
Overseas Born	48.9%	59.1%	45.3%	38.0%	47.9%	51.4%	45.4%	51.7%	36.4%	47.5%	11.5%	28.0%
• Asia	2.9%	2.5%	7.5%	1.4%	4.2%	1.6%	3.9%	1.7%	2.3%	3.5%	2.8%	12.1%
• Europe	3.2%	4.2%	3.6%	5.3%	3.8%	4.6%	4.7%	2.3%	3.9%	4.1%	4.8%	7.2%
• Other	2.7%	3.3%	4.9%	3.5%	3.7%	3.5%	4.7%	1.4%	3.1%	3.8%	3.9%	8.7%
Family Type (% of Pop'n)												
Couple With Dep't Children	43.4%	41.4%	44.1%	33.3%	41.7%	41.2%	40.2%	39.8%	43.4%	41.3%	38.4%	44.2%
Couple With Non-Dep't Children	9.0%	8.2%	7.9%	9.5%	8.6%	9.0%	5.7%	8.8%	7.9%	7.6%	7.4%	7.7%
Couple Without Children	23.0%	24.6%	22.5%	30.8%	24.3%	24.9%	25.6%	22.2%	23.6%	24.6%	27.1%	23.8%
Single With Dep't Children	10.2%	8.9%	9.9%	9.4%	9.8%	10.3%	7.8%	13.5%	8.7%	9.3%	9.6%	8.6%
Single With Non-Dep't Children	4.4%	5.0%	4.3%	5.1%	4.6%	4.1%	4.2%	5.2%	4.9%	4.5%	4.3%	4.0%
Other Family	0.9%	0.9%	1.2%	0.7%	1.0%	0.7%	1.3%	0.8%	0.7%	1.0%	0.9%	1.0%
Lone Person	9.1%	11.0%	10.2%	11.2%	10.1%	9.8%	15.1%	9.6%	10.9%	11.7%	12.3%	10.8%

Trade Area Population

Population	Actual					Forecast			
	2011	2016	2021	2022	2026	2031	2036	2041	
Primary Sector	39,242	42,280	46,268	47,018	50,018	52,018	54,018	56,018	
Secondary Sectors									
• East	19,391	19,313	19,522	19,622	20,022	20,272	20,522	20,772	
• North	43,862	46,968	50,763	51,513	54,513	57,513	60,513	62,513	
• South	22,227	22,265	22,572	22,672	23,072	23,572	24,072	24,572	
Total Secondary	85,480	88,546	92,857	93,807	97,607	101,357	105,107	107,857	
Main Trade Area	124,722	130,826	139,125	140,825	147,625	153,375	159,125	163,875	
Tertiary Sectors									
• Core South	32,275	32,262	32,356	32,456	32,856	33,356	33,606	33,856	
• North-east	108,344	110,404	114,627	115,627	119,627	124,627	128,877	133,127	
• North-west	14,097	15,624	17,668	18,068	19,468	20,468	21,468	21,718	
• South-east	36,385	36,759	37,321	37,371	38,071	39,071	40,071	41,071	
Total Tertiary	191,101	195,049	201,972	203,622	210,022	217,522	224,022	229,772	
Total Trade Area	315,823	325,875	341,097	344,447	357,647	370,897	383,147	393,647	

Map sources: Location IQ, July 2022. **Demographic data:** ABS Census of Population and Housing 2021; Location IQ, July 2022. All due care has been taken in the preparation of this document and as at 30 June 2023, the information in this document is understood to be correct. However, no warranty is given as to the accuracy of the information contained in this document. Trade area maps and population forecasts are provided as an estimation and are indicative only. It should be noted that the information contained in this document should not be taken to be correct at any future date. Trading patterns described in this document will change in the future and this document should not be relied upon in any way to predict future trading patterns. Average annual change (%) numbers provided in this document are calculated using CAGR. The management of Stockland regard the contents of this document as confidential, and retailers should therefore not disclose its contents to any person other than personnel of the retailers involved in the management or promotion of their business at Stockland.