Baringa Centre Overview

Stockland

Stockland Baringa, a town centre situated in the heart of the masterplanned Aura community.

This neighbourhood centre offers a full-line Super IGA, 16 specialty retailers, commercial floorspace and ample parking with over 300 car spaces. As part of Stockland Aura, one of Australia's largest masterplanned communities, it enjoys a prime location across from Baringa State School and a community centre. The town centre also boasts a state-of-the-art medical centre, gym, swim school and tavern, providing a comprehensive range of amenities for residents and visitors.
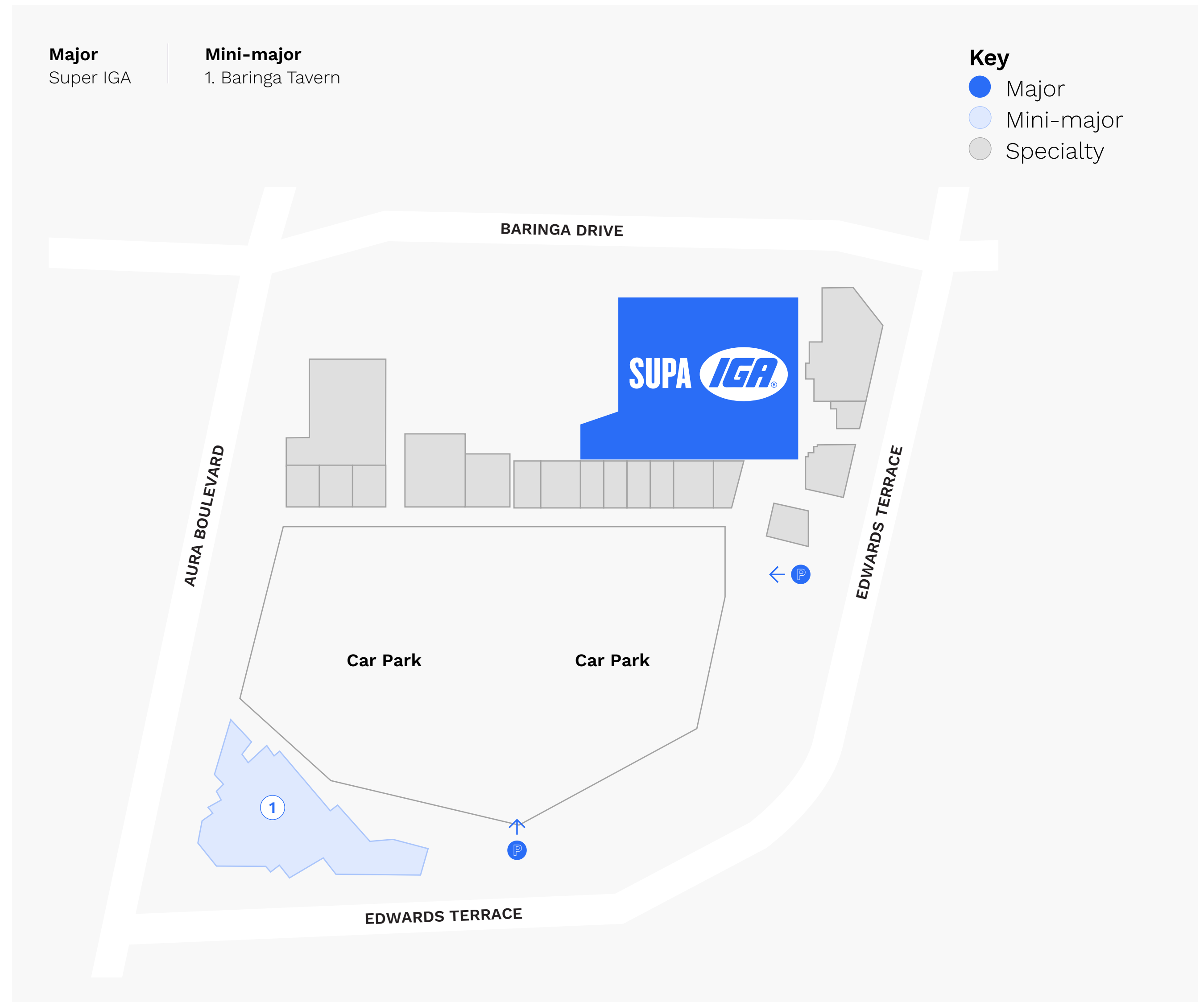
6,547sqm
GLA

306
Car spaces

16
Specialty no.

$40.25M
MAT sales

$13,783
Specialty sales $PSM

Stockland Baringa
P: 1300 113 216
stockland.com.au/baringa
Stockland Baringa,
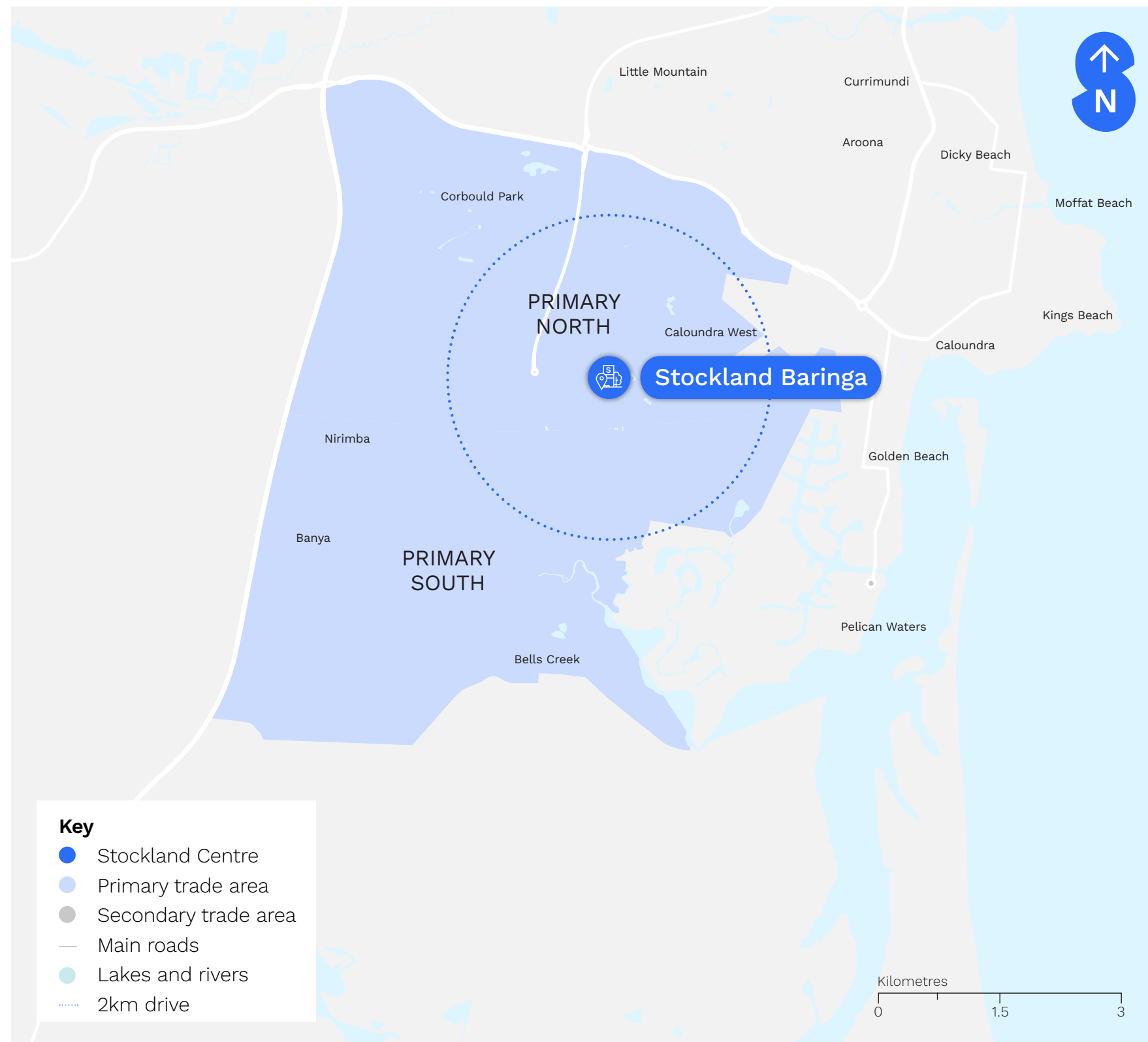1 Edwards Terrace, Baringa Qld 4551

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.

Major	Mini-major
Super IGA	1. Baringa Tavern

Key
- Major
- Mini-major
- Specialty

Baringa Centre Overview

Stockland Baringa services a primary trade area population that is forecast to reach 27,578 in 2026. The primary trade area population is projected to increase at an average annual rate of 11.9% between 2022 and 2026.

Trade Area Map

Key
- Stockland Centre
- Primary trade area
- Secondary trade area
- Main roads
- Lakes and rivers
- 2km drive

Avg. household income
$108,207
in main trade area

Couples with dependent children
51.5%
of main trade area

Average age
34.2
in main trade area

Forecast population
27,578
in main trade area by 2026

Characteristics	Primary Sectors		Main TA	SE QLD Avg.	Australia Avg.
	North	South			
Income Levels					
Average Per Capita Income	$50,755	$54,666	$51,386	$54,626	$55,301
Per Capita Income Variation	-7.1%	0.1%	-5.9%	n.a.	n.a.
Average Household Income	$107,116	$113,676	$108,207	$109,843	$109,594
Household Income Variation	-2.5%	3.5%	-1.5%	n.a.	n.a.
Average Household Size	2.8	2.8	2.8	2.6	2.5
Age Distribution (% of Pop'n)					
Aged 0-14	24.3%	26.4%	24.7%	18.5%	18.0%
Aged 15-19	6.0%	4.4%	5.7%	6.1%	5.7%
Aged 20-29	12.5%	23.1%	14.3%	13.6%	13.3%
Aged 30-39	16.6%	21.1%	17.4%	14.4%	14.6%
Aged 40-49	13.4%	10.5%	12.9%	13.4%	13.0%
Aged 50-59	9.6%	6.8%	9.2%	12.4%	12.5%
Aged 60+	17.5%	7.6%	15.9%	21.7%	23.0%
Average Age	35.2	28.8	34.2	38.8	39.5
Housing Status (% of H'holds)					
Owner/Purchaser	66.5%	66.8%	66.6%	64.6%	67.4%
Renter	32.8%	33.2%	32.9%	33.9%	30.8%
Birthplace (% of Pop'n)					
Australian Born	77.3%	76.9%	77.2%	73.6%	72.0%
Overseas Born	65.8%	39.1%	47.9%	26.4%	28.0%
• Asia	4.0%	6.5%	4.4%	8.3%	12.1%
• Europe	8.1%	5.7%	7.7%	6.5%	7.2%
• Other	10.6%	11.0%	10.7%	11.6%	8.7%
Family Type (% of Pop'n)					
Couple With Dep't Children	51.4%	52.2%	51.5%	44.2%	44.2%
Couple With Non-Dep't Children	6.0%	3.4%	5.6%	7.0%	7.7%
Couple Without Children	20.9%	22.7%	21.2%	24.4%	23.8%
Single With Dep't Children	11.1%	12.2%	11.3%	9.6%	8.6%
Single With Non-Dep't Children	3.4%	3.1%	3.3%	3.8%	4.0%
Other Family	0.8%	0.3%	0.7%	1.1%	1.0%
Lone Person	6.4%	6.1%	6.4%	10.0%	10.8%

Trade Area Population

Population	Actual			Forecast				
	2011	2016	2021	2022	2026	2031	2036	2041
Primary Sectors								
• North	5,434	7,714	13,136	13,386	13,786	14,036	14,286	14,536
• South	0	0	2,592	4,192	13,792	22,792	31,292	29,542
Main Trade Area	**5,434**	**7,714**	**15,728**	**17,578**	**27,578**	**36,828**	**45,578**	**54,078**