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Stockland backs logistics growth in South East Queensland

Stockland has completed the latest stages of its distribution centres at Yatala and Willawong in South East Queensland as part of its \$6.4 billion development pipeline of logistics assets across Australia.

Yatala Distribution Centre (Brisbane to Gold Coast corridor) and Willawong Distribution Centre (Brisbane's south-west corridor) are strategically located close to major consumer markets, infrastructure, and employment hubs, meeting the critical demand for quality logistics in the growing corridors around Brisbane.

Stockland Executive General Manager - Logistics, Tony D'Addona said Australia's population growth and demand for e-commerce are driving the need for more freight, warehousing and manufacturing space across the country, with the per person space requirement on the eastern seaboard expected to grow from around 7 square metres in 2019 to 9 square metres by 2025.

"With these completed stages at Yatala and Willawong logistics assets, we're providing more than 27,000 square metres across South East Queensland with excellent road links to local and regional markets, which drives success for our tenants and ultimately their customers," said Mr D'Addona.

"With the completion of Stage 3 at Yatala, our new tenants Moxy Logistics and Disruptive Packaging have direct access to the M1 Pacific Motorway, enabling them to service both the Brisbane and Gold Coast markets, each about 40 kilometres away. It's also close to key destinations like their airports, as well as the Port of Brisbane.

"Our Willawong Distribution Centre tenants PGF Insulation, Whites Powersports and Wilson & Bradley have been drawn to the central location, about 20 kilometres south of Brisbane, and its proximity to major arterial roads like the Logan Motorway and the Acacia Ridge intermodal freight terminal."

Both distribution centres are targeting a 5-Star Green Star Design and As Built rating, minimising their impact on the environment and improving employee wellbeing while reducing occupancy costs.

"We are working closely with our customers to understand the drivers of their business, ensuring our distribution centres meet their needs now and into the future. This means our customers can grow with us and can move to bigger spaces or different locations as their needs change," added Mr D'Addona.

On the back of this high demand, Stockland is the planning stages for Stage 4 of Willawong Distribution Centre, and construction is about to start at Yatala Distribution Centre South, which will comprise almost 20,000 square metres of warehouse space with a quarter pre-leased for occupancy around early 2024.

Click the links for more information on the [Yatala Distribution Centre](#) and [Willawong Distribution Centre](#).

Tenant quotes

Mark Delafosse, Director Global Solutions Sales, Disruptive Packaging (Yatala)

Local sustainable packaging company, [Disruptive Packaging](#), has joined its parent company Moxy Logistics at the Yatala Distribution Centre with more than 15,000 square metres. Disruptive Packaging has developed the world's first commercially viable waterproof and recyclable alternative to waxed cardboard and polystyrene packaging, primarily used for fresh produce and seafood.

Disruptive Packaging Director Global Solutions Sales, Mark Delafosse said the location of Yatala Distribution Centre was a better fit for the needs of the growing number of the company's employees, which is expected to grow by 200 per cent by 2024.

"Yatala Distribution Centre was the best site for us, particularly from an accessibility perspective. Its location allows us to find the right mix of staff from both Brisbane and the Gold Coast, and it makes it easy for us to service a number of Queensland destinations and Sydney too," said Mr Delafosse.

"The distribution centre's 5-Star Green Star Design and As Built rating aligns with our sustainability objectives and was a critical factor in our decision to relocate. Features like the 300 kilowatts of solar on the roof and daylight sensing lighting match the needs and ethos of our business."

Andrew Valek, Operations Manager, PGF Insulation (Willawong)

Andrew Valek, Operations Manager at PGF Insulation said the location of Willawong Distribution Centre strategically aligns with the Industrial Growth Corridor, allowing easy access to Brisbane CBD, port as well as Sunshine and Gold Coast Metropolitan areas.

"This allows PGF Insulation the ability to better service our customer base and reach the needs of the fastest growing State in Australia," said Mr Valek.

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