

# Wetherill Park Centre Overview



## Stockland Wetherill Park is a vibrant retail town centre, serving as a community hub for fashion, dining and entertainment.

This town centre is a community hub for the Wetherill Park trade area, providing customers with a dining and entertainment precinct, Kinchin Lane, which includes a 12-screen HOYTS cinema and iPlay. Anchored by Coles, Woolworths, Big W and Kmart, the centre also includes 12 mini-majors including Uniqlo, JB Hi-Fi, Rebel Sport, JD Sports and Kathmandu, as well as over 185 specialty stores. It also offers a full range of services including a 24-hour gym, medical and dental services.



64,191sqm  
GLA

2,637  
Car spaces

186  
Specialty no.

8.37M  
MAT traffic

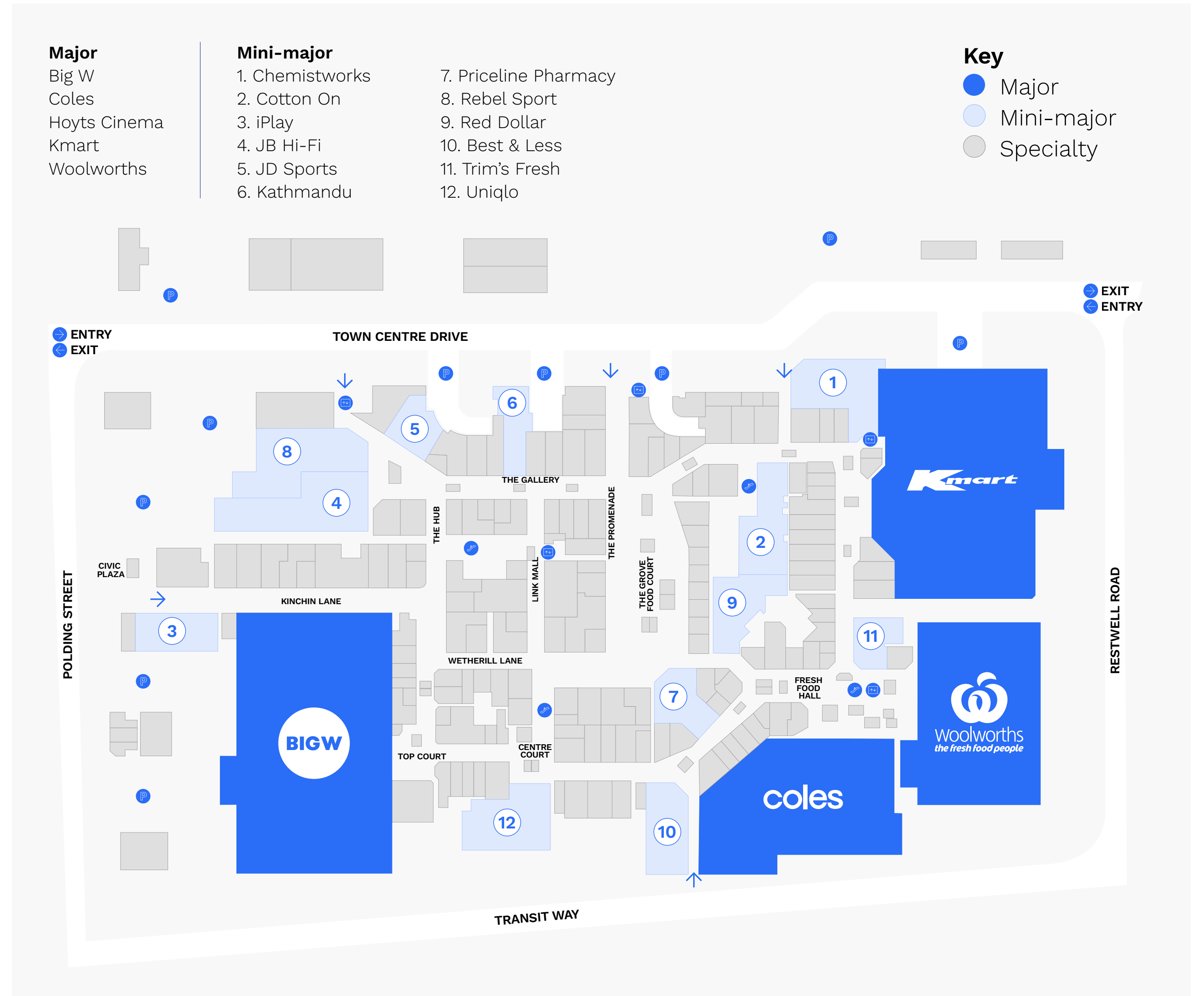
\$448.59M  
MAT sales

\$9,756  
Specialty sales \$PSM

\$53.00  
Average spend

**Stockland Wetherill Park**  
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Stockland Wetherill Park,  
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Information is accurate as at 30 June 2024. 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.

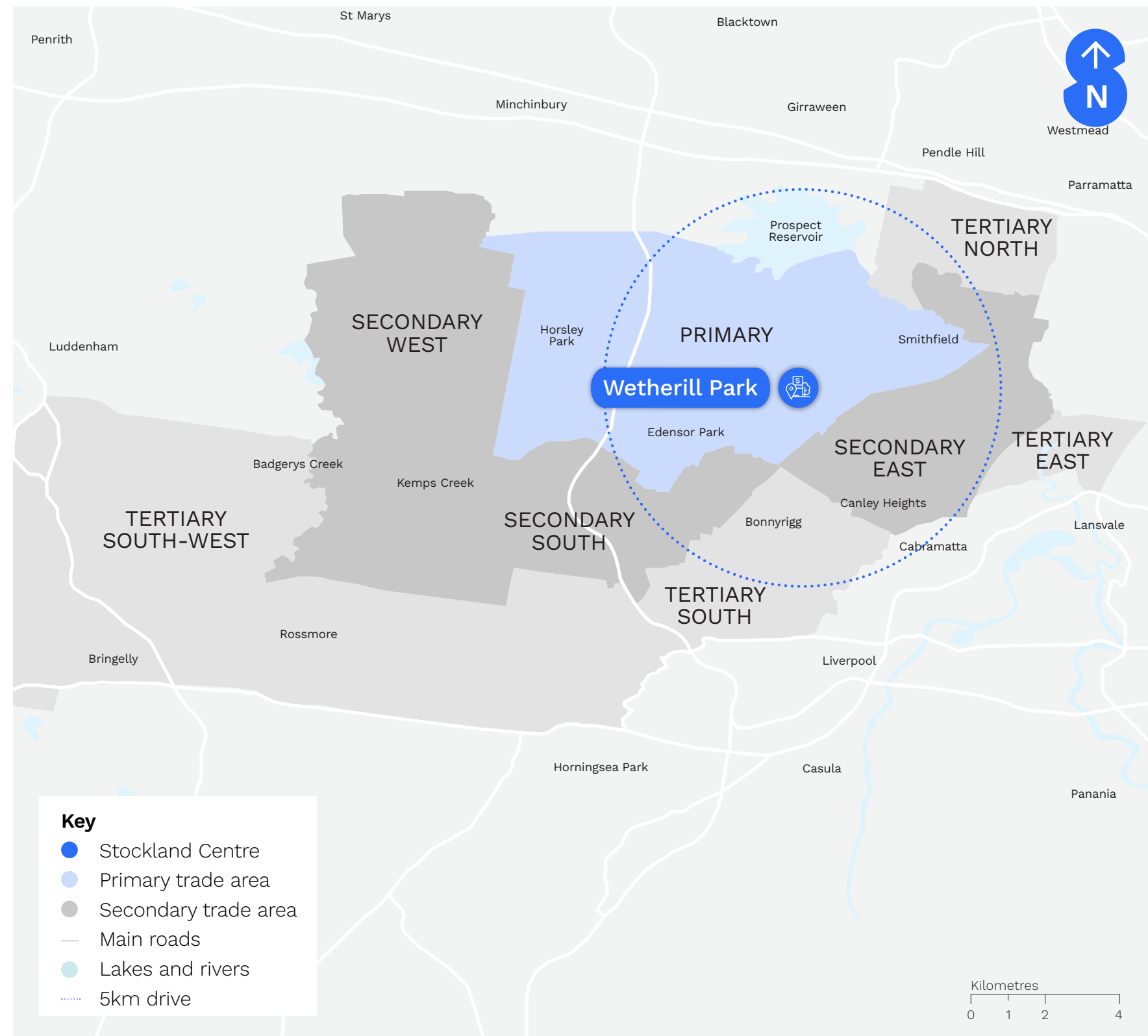


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Stockland Wetherill Park is forecast to service a main trade area of 181,439 people by 2026. The average age in the main trade area is 39.2 years. The majority of residents in the main trade area (56.8%) are born outside of Australia and the home-ownership rate is 64.1%.

## Trade Area Map



Avg. household income  
**\$99,182**  
in main trade area



Couples with dependent children  
**46.7%**  
of main trade area



Average age  
**39.2**  
in main trade area



Forecast population  
**181,439**  
in main trade area  
by 2026

Characteristics	Primary Sector	Secondary Sectors			Main TA	Tertiary Sectors			Total TA	Rest of Sydney Avg.	Aust Avg.	
		East	South	West		East	North	South				South-west
<b>Income Levels</b>												
Average Per Capita Income	\$40,938	\$33,697	\$43,689	\$52,410	\$38,179	\$33,877	\$52,472	\$34,746	\$48,964	\$39,882	\$60,644	\$55,301
Per Capita Income Variation	-32.5%	-44.4%	-28.0%	-13.6%	-37.0%	-44.1%	-13.5%	-42.7%	-19.3%	-34.2%	n.a.	n.a.
Average Household Income	\$105,064	\$87,037	\$121,524	\$127,935	\$99,182	\$85,140	\$121,564	\$87,381	\$129,832	\$102,032	\$125,158	\$109,594
Household Income Variation	-16.1%	-30.5%	-2.9%	2.2%	-20.8%	-32.0%	-2.9%	-30.2%	3.7%	-18.5%	n.a.	n.a.
Average Household Size	3.2	3.2	3.6	3.4	3.3	3.0	3.0	3.2	3.5	3.2	2.7	2.5
<b>Age Distribution (% of Pop'n)</b>												
Aged 0-14	17.7%	17.8%	19.1%	23.6%	18.2%	18.0%	21.8%	21.1%	23.5%	19.7%	18.3%	18.0%
Aged 15-19	6.8%	6.9%	7.8%	7.2%	7.0%	6.8%	6.1%	7.6%	7.7%	7.1%	5.6%	5.7%
Aged 20-29	13.2%	13.8%	14.5%	12.2%	13.7%	14.0%	10.8%	14.1%	13.6%	13.5%	14.2%	13.3%
Aged 30-39	11.5%	12.5%	12.0%	15.4%	12.2%	12.6%	12.9%	12.4%	15.2%	12.7%	16.0%	14.6%
Aged 40-49	12.1%	12.4%	12.9%	13.7%	12.4%	12.9%	14.7%	12.1%	14.4%	12.8%	13.6%	13.0%
Aged 50-59	13.3%	13.5%	14.4%	11.2%	13.5%	13.2%	11.8%	13.1%	11.8%	13.1%	12.0%	12.5%
Aged 60+	25.4%	23.1%	19.4%	16.6%	22.9%	22.6%	21.9%	19.6%	13.8%	21.1%	20.4%	23.0%
Average Age	40.3	39.5	37.4	35.2	39.2	39.4	38.5	36.8	34.1	38.1	38.4	39.5
<b>Housing Status (% of H'holds)</b>												
Owner/Purchaser	70.1%	55.1%	79.9%	74.9%	64.1%	51.8%	77.4%	56.5%	76.3%	64.8%	62.3%	67.4%
Renter	28.5%	43.6%	19.4%	22.5%	34.7%	45.7%	20.9%	42.5%	22.4%	33.9%	36.1%	30.8%
<b>Birthplace (% of Pop'n)</b>												
Australian Born	48.1%	36.5%	49.9%	65.2%	43.2%	41.5%	64.9%	52.2%	59.0%	48.6%	60.6%	72.0%
Overseas Born	51.9%	63.5%	50.1%	34.8%	56.8%	58.5%	35.1%	47.8%	41.0%	51.4%	39.4%	28.0%
• Asia	10.0%	31.2%	16.8%	8.2%	21.7%	34.6%	12.4%	19.8%	11.5%	19.8%	20.3%	12.1%
• Europe	8.3%	4.0%	5.3%	7.8%	5.6%	2.8%	8.2%	3.5%	5.6%	5.3%	6.9%	7.2%
• Other	33.6%	28.4%	27.9%	18.8%	29.5%	21.1%	14.5%	24.4%	23.9%	26.2%	12.2%	8.7%
<b>Family Type (% of Pop'n)</b>												
Couple With Dep't Children	46.7%	44.5%	50.8%	56.9%	46.7%	45.6%	52.7%	44.4%	58.7%	48.3%	47.8%	44.2%
Couple With Non-Dep't Children	17.3%	13.8%	17.8%	12.8%	15.5%	10.5%	11.4%	12.5%	12.2%	14.0%	8.9%	7.7%
Couple Without Children	15.9%	14.2%	13.1%	13.7%	14.5%	14.2%	17.2%	12.4%	13.0%	14.1%	21.1%	23.8%
Single With Dep't Children	8.1%	12.0%	8.9%	7.9%	10.2%	12.3%	8.0%	15.1%	8.7%	10.8%	7.7%	8.6%
Single With Non-Dep't Children	6.5%	8.0%	5.8%	4.7%	7.1%	6.9%	4.5%	7.9%	3.9%	6.6%	4.2%	4.0%
Other Family	1.0%	1.6%	0.9%	0.6%	1.3%	1.4%	0.8%	1.3%	0.6%	1.2%	1.1%	1.0%
Lone Person	4.5%	5.9%	2.6%	3.4%	4.8%	9.0%	5.3%	6.4%	2.8%	5.0%	9.2%	10.8%

## Trade Area Population

Population	Actual				Forecast			
	2011	2016	2021	2022	2026	2031	2036	2041
Primary Sector	48,593	49,894	50,149	50,249	51,449	52,449	52,949	53,199
Secondary Sectors								
• East	82,877	86,963	88,722	89,072	90,672	92,672	94,422	95,422
• South	26,656	29,373	29,654	29,704	30,104	30,604	30,854	30,854
• West	4,595	6,306	6,614	6,814	9,214	12,214	15,714	20,714
Total Secondary	114,128	122,642	124,990	125,590	129,990	135,490	140,990	146,990
<b>Main Trade Area</b>	<b>162,721</b>	<b>172,536</b>	<b>175,139</b>	<b>175,839</b>	<b>181,439</b>	<b>187,939</b>	<b>193,939</b>	<b>200,189</b>
Tertiary Sectors								
• East	12,143	13,143	12,953	13,103	13,903	14,903	15,903	16,653
• North	22,980	25,767	26,958	27,208	28,008	28,758	29,258	29,508
• South	53,652	56,256	57,644	57,894	58,694	58,944	58,944	58,944
• South-west	27,624	33,505	38,997	40,497	50,097	70,097	92,597	112,597
Total Tertiary	116,399	128,671	136,552	138,702	150,702	172,702	196,702	217,702
<b>Total Trade Area</b>	<b>279,120</b>	<b>301,207</b>	<b>311,691</b>	<b>314,541</b>	<b>332,141</b>	<b>360,641</b>	<b>390,641</b>	<b>417,891</b>

**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 2024, 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.