



# Chadstone

1341 Dandenong Road, Chadstone VIC 3148  
[chadstone.com.au](http://chadstone.com.au)



Chadstone is a two level Super Regional shopping centre located approximately 17 kilometres south-east of the Melbourne CBD. It is anchored by Myer, David Jones, HOYTS Cinema, Target, Kmart, Coles, Woolworths, Toys "R" Us and Aldi and includes more than 425 specialty stores. Chadstone has recently completed a successful \$666 million development (Vicinity's share: \$333 million), incorporating international flagship stores, an expanded luxury offer and a world-class food and entertainment precinct. A high quality hotel is the next project planned at Chadstone, with construction expected to commence in FY18.

## Property overview

State	VIC
Centre type	Super Regional
Ownership Interest (%)	50
Date acquired	1994
Centre first opened	1960
Latest redevelopment	2017
Valuation External/Internal	Internal
Valuation (\$m) <sup>1</sup>	5350.0
Valuation date	Jun-17
Capitalisation rate (%)	4.25
Discount rate (%)	7.00

## Property metrics

GLA (sqm)	211,929
Number of tenants	527
Major tenants <sup>2</sup>	Aldi, Coles, David Jones, Hoyts, Kmart, Myer, Target, Toys "R" Us, Woolworths,
Car spaces	10,050
Moving annual turnover (MAT) (\$m) <sup>3</sup>	n.a.
MAT/sqm – Total (\$) <sup>3</sup>	n.a.
MAT/sqm – Specialty (\$) <sup>3</sup>	n.a.
Specialty occupancy cost (%) <sup>3, 4</sup>	n.a.
Occupancy rate by GLA (%)	99.8
Weighted average lease expiry by GLA (years)	6.4
Green Star – Performance	3 Stars
NABERS Energy rating	3.5 Stars
NABERS Water rating	3.0 Stars

1 Expressed on 100% basis.

2 Classified in accordance with SCCA guidelines, typically includes department stores, discount department stores and supermarkets.

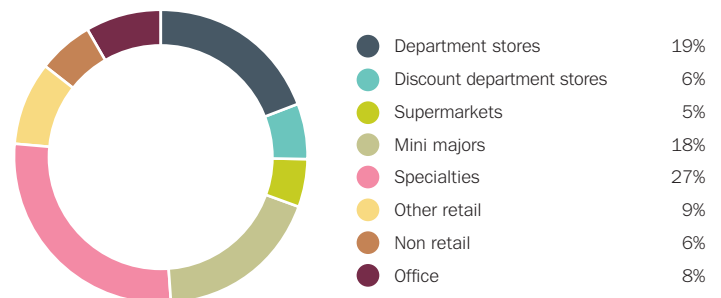
3 Non-comparable for sales reporting purposes.

4 Includes marketing levy and based on GST inclusive turnover.

5 Includes holdovers.

## Tenant mix by gross lettable area (GLA)

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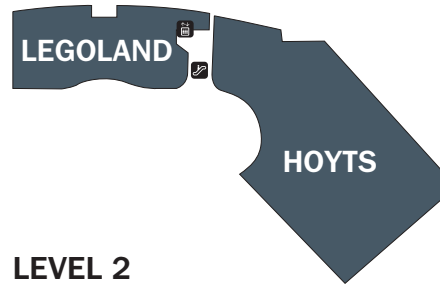
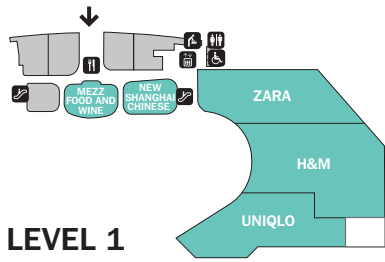


## Specialty store lease expiry profile by income



# CHADSTONE

THE FASHION CAPITAL



- MAJORS
- MINI MAJORS
- SPECIALTIES
- ENTRANCES →