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Growth for Melbourne Business Park with New Aim e-commerce expansion

Stockland has today announced that leading Australian e-commerce company, New Aim, will move into the first completed building at Melbourne Business Park, one of the largest masterplanned industrial precincts in Melbourne.

The modern and sustainable 31,500 square metre facility, which is targeting a 5 Star Green Star rating, is located at 90 Melbourne Drive in Truganina, a rapidly growing corridor in Melbourne's west.

Melbourne Business Park is well connected to the western arterial road networks, including the Western Freeway, the Western Ring Road and the future Outer Metropolitan Ring Road.

The move to Melbourne Business Park will help New Aim continue its expansion, which has seen delivery of consumer brands and products from online marketplaces to more than 60 percent of Australian households since 2005.

Stockland's Executive General Manager for Logistics, Tony D'Addona said they were delighted that New Aim has chosen Melbourne Business Park as its newest location.

"We've seen many businesses attracted to the precinct's strategic location in Melbourne's west with easy connections to the western arterial road networks, including the Western Freeway, the Western Ring Road, and the future Outer Metropolitan Ring Road, as well as Melbourne Airport, the Port of Melbourne, and Melbourne's CBD," said Mr D'Addona.

"Stockland has a \$6.4 billion development pipeline of modern, flexible and future-proofed facilities that are essential infrastructure to drive our cities' economies, local employment opportunities and business success.

"We highly value the long-term partnership with New Aim that started in 2016 with 5,000 square metres at our Brooklyn Distribution Centre, increased to 65,000 square metres, and now continues at Melbourne Business Park."

Fung Lam, Co-Founder and CEO of New Aim, said: "The move to Melbourne Business Park is an exciting evolution of our company which started as an eBay store in 2003 and is now among the fastest-growing private e-commerce companies in the Asia-Pacific.

"From this new, modern facility, our team will operate our business-to-many model partnering with more than 40 Australian online marketplaces and omnichannel retailers to dispatch goods to business customers and direct consumers across Australia," said Mr Lam.

90 Melbourne Drive, Truganina – Melbourne Business Park

- 90 Melbourne Drive is targeting 5 Star Green Star rating that will help New Aim reduce its occupancy costs and provide improved indoor environmental quality to support employee wellbeing.
- Sustainability features include:
 - 2 x 99kw rooftop photovoltaic solar systems to reduce electricity costs
 - >10% reduced carbon footprint for the development
 - Water and energy metering systems to monitor building performance
 - Energy-efficient LED lighting with intelligent control
 - Sustainably sourced timber products used in the building process
 - Rainwater collection for irrigation and passive irrigation for streetscape trees

About Melbourne Business Park

- Covering approximately 260 hectares, Melbourne Business Park has an estimated end value of \$2 billion and approximately one million square metres of warehouse space, the equivalent of 50 Melbourne Cricket Grounds.
- In August 2021, Stockland and joint venture partner Mt Atkinson Holdings announced the start of development of Melbourne Business Park's first 95-hectare stage.
- The initial stage of Melbourne Business Park comprised, 23 industrial lots, 10 hectares of wetlands and two parks for workers, residents of Stockland's neighbouring Mt. Atkinson community, and other visitors to enjoy.
- Numerous businesses have been attracted to the precinct's strategic location in Melbourne's west and proximity to significant planned future infrastructure including New Aim, DHL, Makita, Ashi Hire, Califam, Pelligra, Winslow and Universal.
- Melbourne Business Park is well connected to the western arterial road networks, including the Western Freeway, the Western Ring Road and the future Outer Metropolitan Ring Road.
- Melbourne Business Park is strategically positioned close to key destinations and employment hubs – Western Freeway (2.9 kilometres), Melbourne Airport (17.6 kilometres), Avalon Airport (39.4 kilometres), the Port of Melbourne (18.2 kilometres), the Melbourne CBD (23.6 kilometres) and the proposed Mt. Atkinson Train Station (2.4 kilometres).

Media enquiries

Mia Greves
Senior Media Manager
Mia.Greves@stockland.com.au
+61 498 976 039

Samantha Wong
Media Manager
Samantha.Wong@stockland.com.au
+61 427 850 691

Stockland (ASX:SGP)

We are a leading creator and curator of connected communities with people at the heart of the places we create. For more than 70 years, we have built a proud legacy, helping more Australians achieve the dream of home ownership, and enabling the future of work and retail. Today, we continue to build on our history as one of Australia's largest diversified property groups to elevate the social value of our places, and create a tangible sense of human connection, belonging and community for our customers. We own, fund, develop and manage one of Australia's largest portfolios of residential and land lease communities, retail town centres, and workplace and logistics assets. Our approach is distinctive, bringing a unique combination of development expertise, scale, deep customer insight, and diverse talent - with care in everything we do. We are committed to contributing to the economic prosperity of Australia and the wellbeing of our communities and our planet.