



SUNNYBANK PLAZA SHOPPING CENTRE

CENTRE PROFILE

CENTRE INFORMATION

Sunnybank Plaza is a sub-regional shopping Centre, located on Brisbane's southside in the hub of suburban Sunnybank. It is currently anchored by a Coles Supermarket, Kmart and Hoyts. The Centre also comprises approximately 130 specialty stores.

SPECIAL INFORMATION

- 350 seat food court
- Over 2,000 carparks – 1,200 undercover
- Taxi Rank located outside K-Mart
- Parent's Room Facilities
- Bus Stop outside Centre

PRIMARY TRADE AREA

Eight Mile Plains, Macgregor, Robertson, Sunnybank, Sunnybank Hills.

SECONDARY TRADE AREA

Calamvale, Coopers Plains, Runcorn, Nathan Heights.

TERTIARY TRADE AREA

Acacia Ridge, Algester, Stretton.

TRADE AREA CHARACTERISTICS

The Sunnybank Plaza primary trade area is made up of 51,377 people with the predominant age groups being 15 – 24 and 35 – 54 years.

A Marketfind Customer Profile of the total trade area indicates a high proportion of 'Mid Status Suburban' residents, with strong family representation across a mix of life-cycle stages. These residents are employed in mid-SES white

collar occupations and trades, earning mid-range incomes. There is also a high proportion of 'High-Status Suburban' residents, categorised as mature families living in larger homes, with high home ownership and predominantly white-collar professions.

The secondary trade area incorporates a high number of 'Mid Status Suburban' residents and a significant number of 'High Status Suburban' residents, both categorised above. The secondary trade area is made up of approximately 36,271 people. The Centre's tertiary trade area consists of a combination of demographic groups.

Notable groups include 'Mid-Status Suburban' residents; 'High-Status Suburban' residents; plus a significant representation of 'Low-Status Suburban' residents who are described as retirees and empty nesters with some young families and younger singles. They work in blue collar and lower white collar occupations and generally live in low-cost medium-density housing.

The total trade area population represents approximately 114,341 people across approximately 35,645 households.

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DEMOGRAPHIC AND HOUSEHOLD INCOME

AGE

Age	Primary		Secondary		Tertiary		Total		Bne. Avg.
	%	#	%	#	%	#	%	#	
0 – 14	16.96	7446	21.44	7074	23.71	6137	20.70	20657	20.69
15 – 24	19.99	8777	16.97	5602	14.68	3800	17.21	18179	15.68
25 – 34	14.81	6507	16.96	5600	14.97	3874	15.58	15981	15.50
35 – 54	27.01	11863	29.03	9583	30.24	7826	28.76	29272	29.25
55 – 74	15.46	6788	11.46	3785	12.13	3140	13.02	13713	13.25
75 +	5.78	2536	4.13	1364	4.26	1102	4.72	5002	5.63

HOUSEHOLD INCOME

Income \$	Primary		Secondary		Tertiary		Total		Bne Avg.
	%	#	%	#	%	#	%	#	
0	2.73	421	1.44	165	0.80	70	1.66	656	0.94
52–12999	4.90	756	4.06	466	3.79	331	4.25	1553	4.90
13000–25999	9.75	1503	8.52	979	8.42	735	8.90	3217	9.77
26000–41599	15.72	2423	15.99	1837	15.29	1335	15.67	5595	15.47
41600–62399	16.81	2591	20.84	2394	19.13	1671	18.93	6656	18.54
62400–103999	20.55	3169	23.24	2669	23.86	2084	22.55	7922	21.58
104000–119599	12.49	1926	12.44	1429	14.11	1232	13.01	4587	13.19
120000+	5.46	842	2.98	342	4.09	357	4.18	1541	5.12
Partial Income Stated	9.53	1469	8.50	976	8.03	701	8.69	3146	8.04
Not Stated	2.06	318	1.99	229	2.50	218	2.18	765	2.44

Source: ABS 2006



Leasing enquiries: Michael Jeffries
Tel (07) 3323 8888 • Mob 0411 071 851



TRADING HOURS

Specialties:

Monday–Friday	9.00am – 5.30pm
Thursday	9.00am – 9.00pm
Saturday	9.00am – 4.00pm
Sunday	10.00am – 4.00pm*

Coles Supermarket:

Monday–Saturday	8.00am – 9.00pm
Saturday	8.00am – 5.00pm
Sunday	9.00am – 6.00pm

Kmart:

Monday–Friday	8.00am – 9.00pm
Saturday	8.00am – 5.00pm
Sunday	9.00am – 5.00pm

Hoyts Cinemas:

7 days a week

International Food Court & Cafés:

7 days a week until late

*Some stores may vary.

GROSS LETTABLE AREA

Majors	15,169m ²
Specialty	12,955m ²
Other	4,607m ²
Total	32,731m ²

Annual Turnover: \$164m

Cnr Mains Rd and McCullough St
PO Box 85, Sunnybank Qld 4109
TEL (07) 3345 7500 • FAX (07) 3345 5977
EMAIL sunnybankplaza@retailfirst.com.au
WEB www.sunnybankplaza.com.au

CENTRE PROFILE SUNNYBANK PLAZA SHOPPING CENTRE



Majors

- Hoyts Cinemas
- Coles Supermarket
- Kmart
- Kmart Auto Service

Offices

- CM Centre Management
- 134 Retail First/The First Group

Services

- 74 Alteration Express
- 77 Australia Post
- 31A Image Plus
- K12 Ink Bay
- 132 LJ Hooker
- 110A Police Beat
- 131B Prince Realty
- K14 Ray's Time Bar
- K10 Shoemenders
- 99 The Super Car Wash Centre

Banks, Finance & Currency

- 7 AMP
- 131A Aussie Home Loans
- 81 Bank of Queensland
- 70 Commonwealth Bank
- 35/36 HSBC
- 30A Suncorp-Metway Bank
- 35/36 Travelex (inside HSBC)
- K7 UAE Exchange

ATMs

- ATM3 Bank of Queensland
- ATM5 Commonwealth Bank 1
- ATM6 Commonwealth Bank 2
- ATM9 HSBC
- ATM7 National Australia Bank
- ATM4 Suncorp-Metway Bank 1
- ATM8 Suncorp-Metway Bank 2
- ATM10 Westpac Bank
- ATM11 ANZ Bank
- ATM12 HSBC

Bottle Shop

- 49 Liquorland

Health, Medical & Optical

- 126 Essential Health Solutions
- 3/4 HRT Acupuncture & Massage
- 130 Fernwood Women's Health Club
- 61 iconcontact
- 28B Kay Chia Dental Surgery
- 3 Laubman & Pank
- 7 Medibank Private (inside AMP)

- 57 OPSM
- 32B Ronnie Lui Optometrist
- 13 Specsavers
- 32D Sunnybank Plaza Medical Centre
- 51 Terry White Chemist
- 79 TBA

Homewares, Gifts & Technology

- 90B AA Souvenirs
- 1A Anew Homewares
- 77B Auslife
- 27A/29A Dick Smith
- 119 Choice Value
- 27 EB Games
- 78 Framing Corner
- 79A FTC Computers
- 82 Global Gifts
- 123 Homeart
- 56 Loot Homewares
- 6 Morning Glory
- 65 Smart Choice Super Store
- 76 The Reject Shop

Fresh Food

- 64 All About Meats
- 88 Formosa Asian Market
- 28D Ma Baker
- 67 Sunni Bakery
- 122 Sunrise BBQ & Butcher
- 50 Sunnybank Fruit Market
- 91 Welcome Fresh Supermarket

Food Eat In & Takeaway

- 125 Breadtop
- K4 Boost Juice
- 109 Buffet Garden
- 28A Café Di Luna
- 114 Cafe Mi
- K17 Chatime
- 27C Coffee Club
- 116 Easy Way
- 32C Formosa & Beijing Gourmet
- 105 Gloria Jean's
- 27B Hakataya Noodle Shop
- 121 Happy Bowl
- 1B Hazel Tea Shop
- 85 Ho Chia Takeaway
- 90D Home Town Café
- K3 Hot Cake House
- 108 Hungry Jacks
- K16 Icey Ice
- 107 KFC
- 92 Lai Lai Restaurant

- 101 Landmark Restaurant
- 118 Li Li's Cuisine
- 86 Mappen Japanese Noodles
- 113 Mokka Café & Espresso Bar
- 34 Mos Burger
- 17 Muffin Break
- K2 Rainbow Ice Tea
- 110B Subway
- 115 Sultan's Kebabs
- 84 Suncrop Chinese Restaurant
- 66 Sunni Cafe
- 68 Sunnybank Oriental Restaurant
- K1 Sushi Paradise
- 28C Sushi Station
- 117 Sweeties Paradises
- 90C The Cube Hot Pot
- 90A The Little Cube
- 140 Vietnam Corner
- 1C Zarraffas Coffee

Fashion - Ladies

- 60A Crossroads
- 31 Katz Boutique
- 10/11 Millers
- 60 Silk Road

Fashion - Mens

- 62 Lowes Menswear

Fashion - Mixed

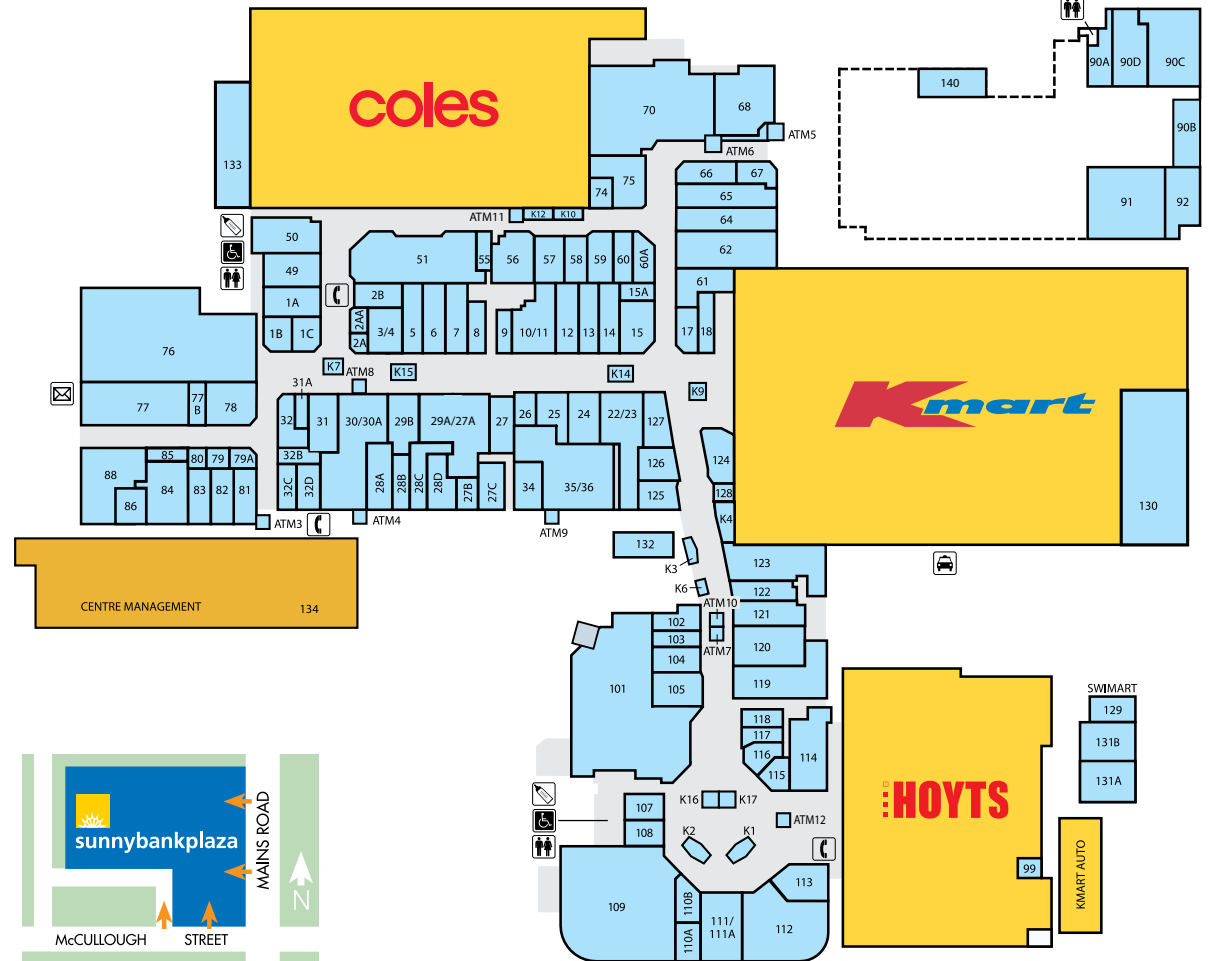
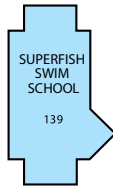
- 29B Cotton On
- 75 Giordano
- 58 Sugar Land

Footwear & Accessories

- 14 L&J Shoe Gallery
- K9 Moda Occhi
- 24 Payless Shoes
- 124 Zelows Handbags & Travelgoods

Hair & Beauty

- 25 iNails
- 18 Just Cuts
- 103 Kayoko Hair



- 80 Michelle Tjong Hair Design
- 26 Skin & Body Centre
- 55 Sunny Hair Studio

Jewellery

- 15A Egoli Jewellers
- 127 Golden Showcase Jewellers
- 15 Wallace Bishop

Mobile Phones & Communications

- 9 All Phones
- 12 Connectone

- Communications
- K15 Easy Net Café
- K6 iTalkBB
- 102 Optus World
- 111 Telstra
- 8 Vodafone

Selected Specialty Stores

- 2A Bloomin' Marvellous
- 104 eCosway
- 2AA Free Choice Tobacconist
- 112 Funhouse Family Entertainment

- 133 Gymboree Play & Music
- 2B JV Laser City
- 59 My Cube
- 120 My Toys
- 5 One Stop Pet Shop
- 22/23 Sunnybank Plaza News
- 139 Superfish Swim School
- 129 Swimart

Travel

- 83 All Way Travel
- 32 Flight Centre
- 128 Student Flights



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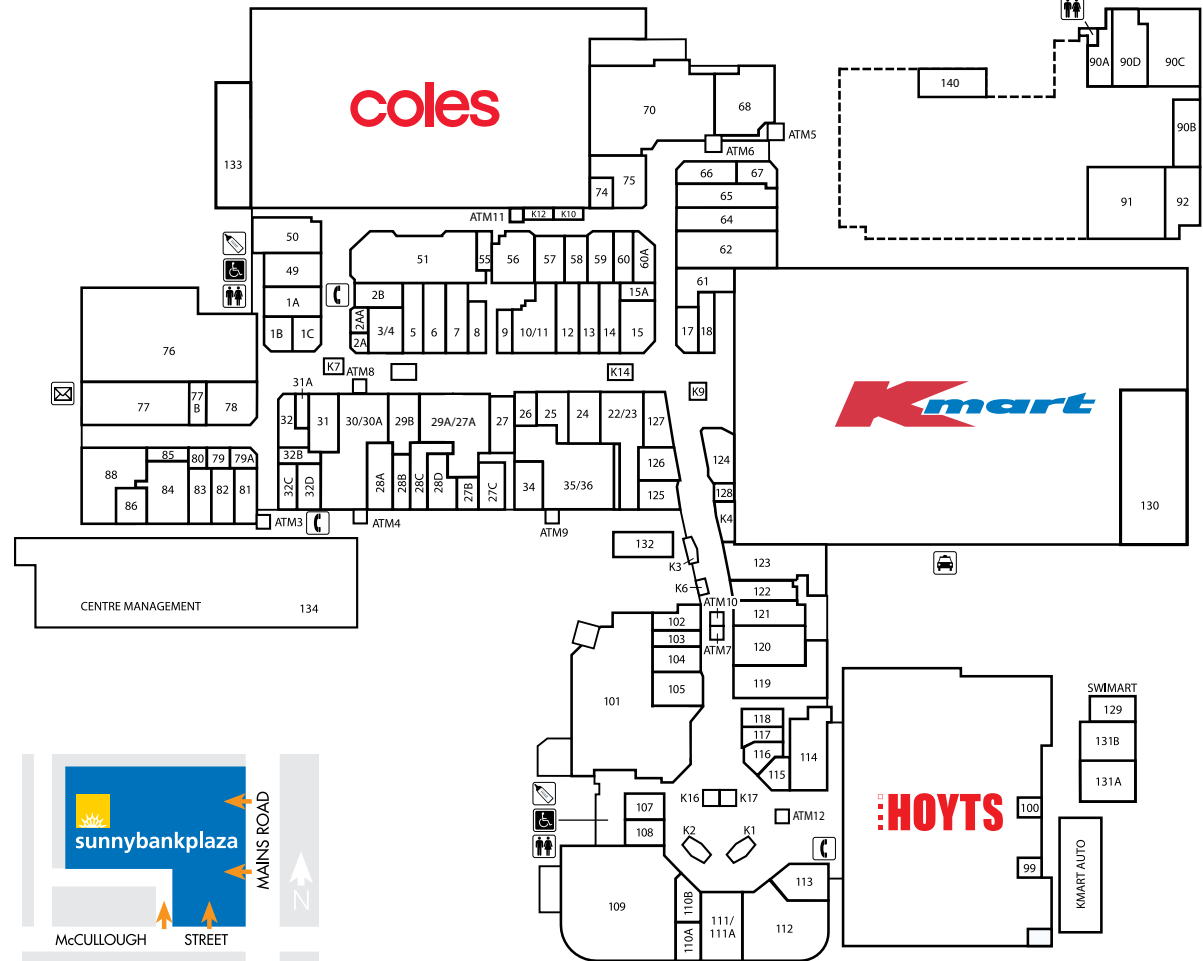
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