

Kallo Town Centre

OPENING
MID
2023



Woolworths 
The fresh food people
(12 Year Lease)


SNAP
FITNESS 24-7


CHEMIST
WAREHOUSE
DISCOUNT
CHEMIST

 **kaspire**
EARLY EDUCATION
AND KINDERGARTEN

NOW LEASING

Join Woolworths &
18 specialties in this
mixed use development

Level 4, 101 Moray St, South Melbourne

Ph: 9998 8000 comac.com.au

SUMMARY

Kallo Town Centre is located within the City of Hume close to the boundary with the City of Whittlesea. These two local government areas are among the fastest growing municipalities in Australia and together form Melbourne's rapidly growing northern corridor. Their combined population, now approaching half a million is forecast to increase by almost **15,000 per annum** over the coming decade.

Underpinned by the estimated rapid population growth, the available retail expenditure within the primary trade area is estimated to approximately **triple** over the next decade, from **\$56.1 million** in 2021 to **\$159 million** by 2031.

*Source: Martininfo; GapMaps

FAST FACTS



Perfectly located
in a strong growth corridor

AGE



Anchored by
Woolworths & 18 specialties



Retail expenditure forecast
to triple to \$159 million
by 2031



Main trade population
forecast to triple
by 2031



Average customer age
30 years old



Ample on-site
Customer Parking

NOW LEASING: Kallo Town Centre

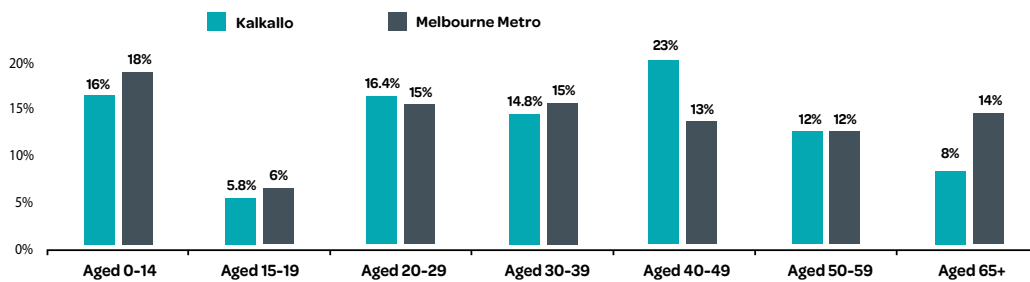
RESIDENTIAL ESTATES IN TRADE AREA



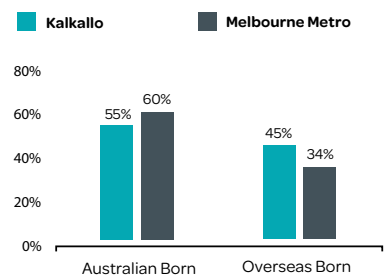
KEY DEMOGRAPHICS

Source: ABS Census of Population & Housing, 2016; MacroPlan Dimasi

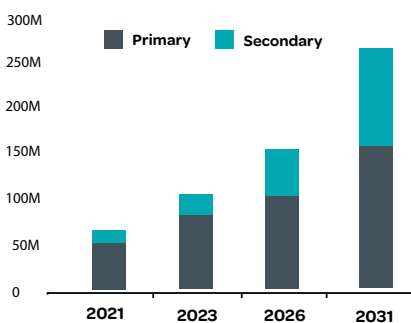
AGE STRUCTURE



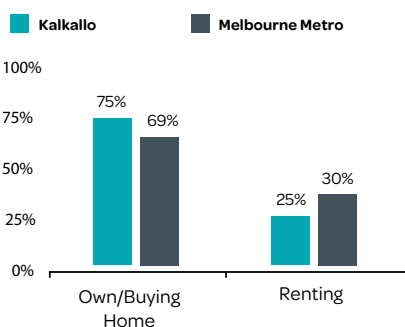
COUNTRY OF BIRTH



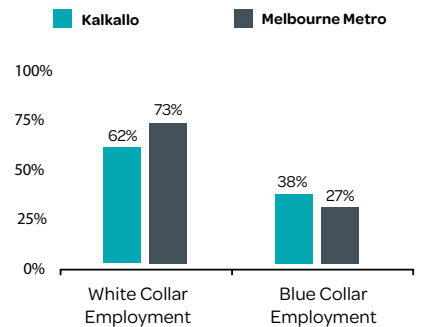
RETAIL EXPENDITURE



HOUSING

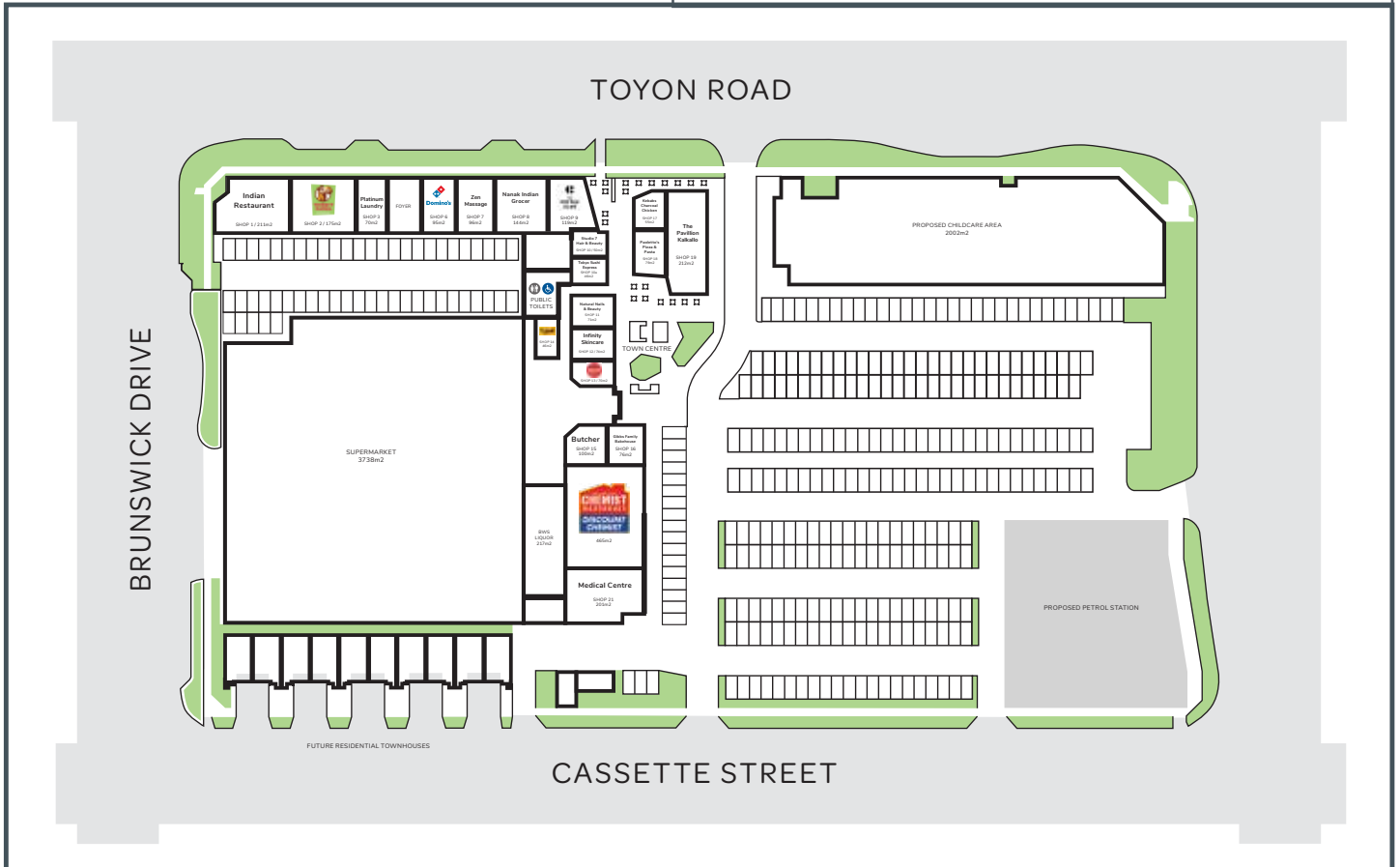
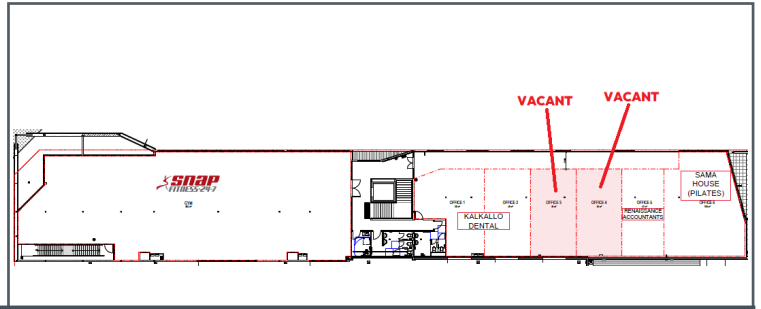


EMPLOYMENT



CENTRE PLAN

Level 1



For all leasing enquiries contact:

Michael Haddrick

M: 0411 468 660 E: michaelh@comac.com.au



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