

NOW LEASING

Woolworths Eglinton

A contemporary neighbourhood
centre anchored by Woolworths



Marmion Avenue & Imperial Drive Eglinton
WESTERN AUSTRALIA

Your opportunity to join Woolworths Eglinton

Located 44km north of the Perth CBD, and scheduled for completion in Q2 2026, Woolworths Eglinton is a modern, convenience-driven neighbourhood shopping centre designed to serve the fast-growing Eglinton and Alkimos communities.



Key Highlights:



Anchor tenant

3,930 sqm full-line
Woolworths with
Direct-to-Boot services.



15 specialty tenancies

Totalling 1,274 sqm, tailored
for retail, medical, and
complementary services.



229 car bays

An abundance of parking
with easy at-grade bays.



High visibility

Along Marmion Avenue,
with 12,784 vehicles daily.



Strategic location

Within Eglinton Village, home
to over 1,200 future families,
and main trade area of 20,710

LOCATION

Prime location in Perth's Northern growth corridor

Situated at the intersection of Marmion Avenue and Imperial Drive, Woolworths Eglinton is at the heart of Perth's Northern Growth Corridor, a region experiencing unprecedented residential expansion.

Eglinton Village offers:



Accessibility

Only 44 km from Perth CBD, with seamless connections via Marmion Avenue and the Mitchell Freeway.



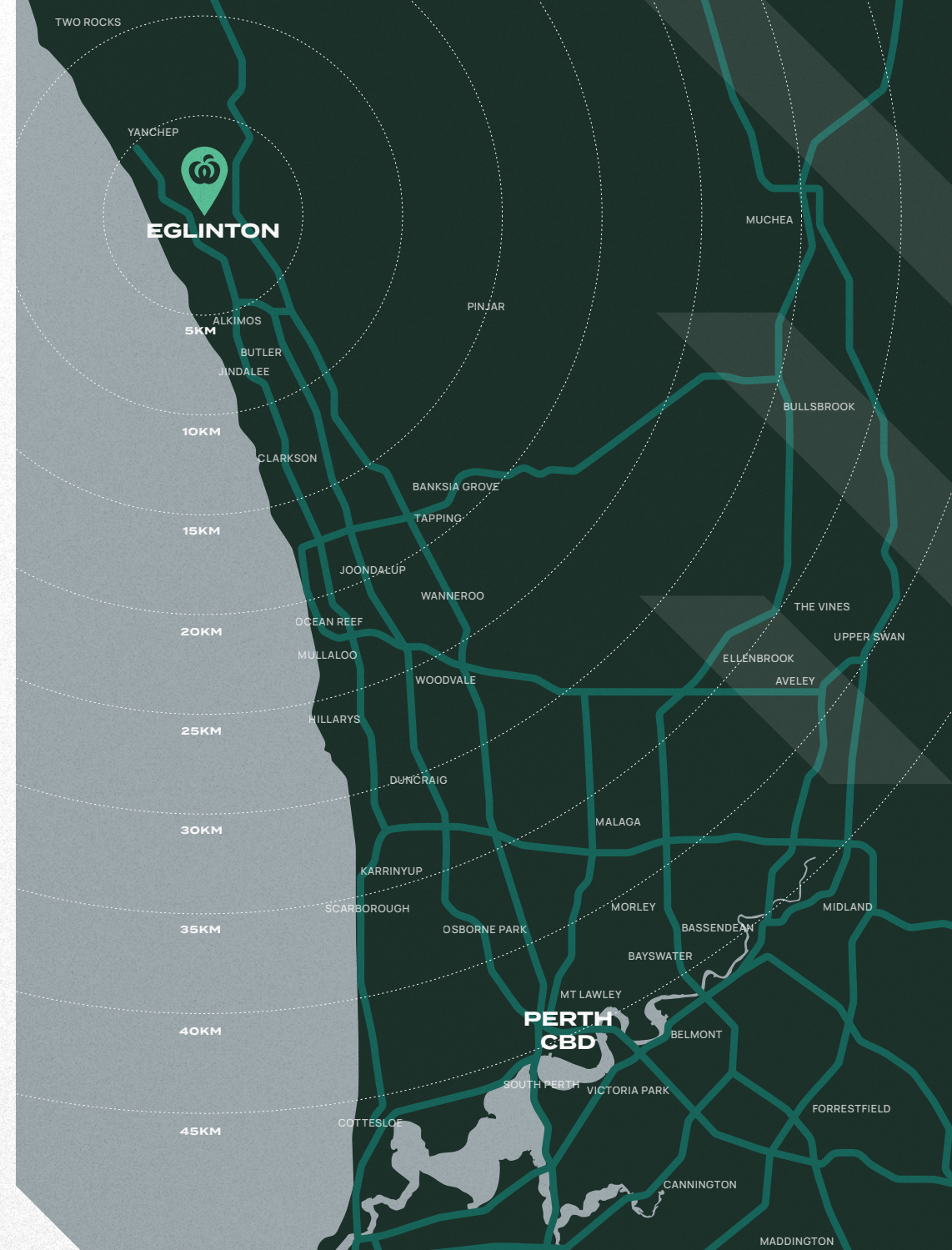
Convenience

Less than 2 km from Eglinton train station, part of the newly extended rail network.



Community amenities

Surrounded by parks, walking trails, and the upcoming Eglinton Primary School.



A fast emerging retail hub

Eglinton is thriving, with recent infrastructure upgrades transforming the area into a key growth corridor. The Mitchell Freeway extension to Romeo Road, completed in 2023, has significantly improved connectivity, making the suburb more accessible than ever.



Leasing opportunities

T1	131 sqm	T6	25 sqm	T11	107 sqm
T2	71 sqm	T7	42 sqm	T12	72 sqm
T3	79 sqm	T8	60 sqm	T13	72 sqm
T4	38 sqm	T9	101 sqm	T14	72 sqm
T5	38 sqm	T10	292 sqm	T15	74 sqm

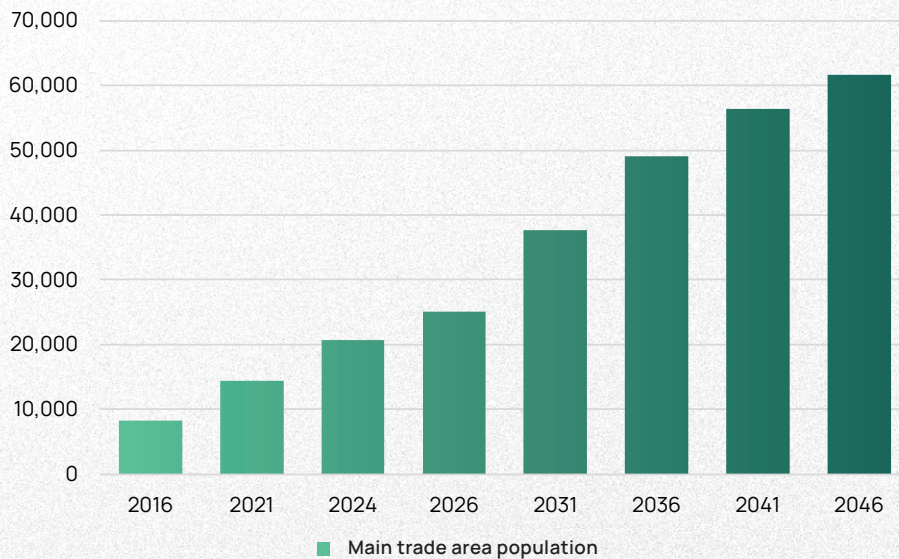


A rapidly growing community

The Eglinton and Alkimos trade area is undergoing high growth, presenting unparalleled opportunities for businesses at Woolworths Eglinton.

Population growth driven by Estates

Forecast to grow from **20,710 in 2024** to over **61,610 by 2041**, an **annual growth rate of 5.1%**.



Data sourced from Location IQ Trade Area Assessment 2024. Highlighted development locations are approximate.

Legend

- Short term with current conditional approval (0-5 years)
- Short Term (0-5 years)
- Long Term (10+ years)
- Medium Term (6-10 years)



Eglinton's expanding population

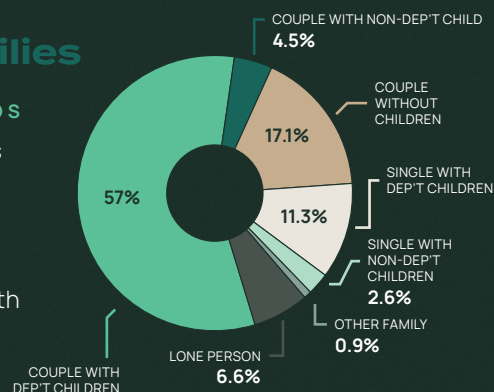
The Eglinton main trade area is home to a young, growing population that values convenience, lifestyle services, and community-focused amenities.

With Woolworths already anchoring the centre, there is a significant opportunity for businesses offering complementary services, medical care, and retail to establish themselves in this vibrant and expanding market.

Young Families

LOCAL HOUSEHOLDS

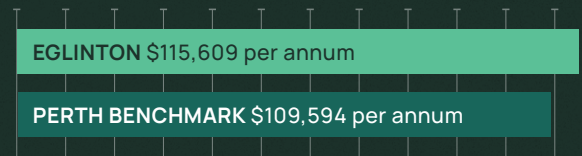
68.3% of households are families with dependent children, significantly higher than the Greater Perth average of 46.4%.



Affluent Households

AVERAGE ANNUAL HOUSEHOLD INCOME

Average annual household income of \$115,609, exceeding the Greater Perth average of \$109,594, reflects the affluence and spending potential of Eglinton residents.



LARGER HOUSEHOLD SIZES

The average household size is 2.8 people, higher than the Greater Perth benchmark of 2.5, highlighting the area's popularity with young families.



**12% LARGER
HOUSEHOLDS**

Consumer Spending Power

DISCRETIONARY SPENDING

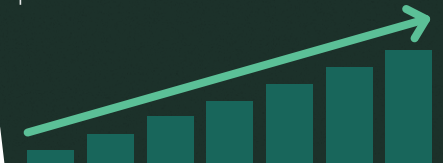
Busy families in Eglinton prioritise takeaway food and cafés, with food catering spend +3.7% above the Greater Perth benchmark, highlighting demand for casual dining.



**ABOVE AVERAGE
TAKEAWAY &
CAFE SPEND**

MEDICAL AND WELLNESS DEMAND

The growing population will require over 250 additional healthcare professionals by 2046, creating a clear need for GP clinics, allied health providers, and pharmacies.



Have Car, Will Travel

HIGH ACCESSIBILITY

With 98.6% of households owning at least one car, Eglinton residents regularly access local retail hubs, ensuring consistent foot traffic to the centre.



**98.6%
HOUSEHOLD CAR
OWNERSHIP**

A visionary design for community retail

The carefully planned design of Woolworths Eglinton, led by renowned architects **Hames Sharley**, brings a modern, vibrant retail and lifestyle destination to life. With an emphasis on functionality, accessibility, and community engagement, the centre is set to become the heart of this growing suburb.



The site features open, pedestrian-friendly spaces, inviting café areas, and convenient parking, including 229 bays to support high visitor volumes. The Direct-to-Boot Woolworths service ensures seamless grocery collection, while landscaped surrounds blend the retail experience with the natural beauty of the area.

This dynamic layout provides opportunities for complementary tenants, from medical providers to lifestyle retailers and cafés, creating a welcoming hub for locals to shop, dine, and connect.

Enquire now

Woolworths Eglinton offers a rare opportunity to position your business at the heart of Perth's fastest-growing region. With a prime location, high daily traffic, and a community-first design, this centre is built for long-term success.

Secure your place in Eglinton's future

Whether you're a pharmacy, medical provider, or complementary service, Woolworths Eglinton delivers the perfect platform to connect with a young, and rapidly expanding population.

Join Woolworths and become part of a neighbourhood hub that will redefine convenience for Eglinton and beyond.



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