

# Ashfield Mall Shopping Centre

## CENTRE PROFILE

Ashfield Mall is a convenience retail Shopping Centre, located right in the heart of Ashfield, approximately 8km from Sydney CBD. Ashfield Mall is anchored by three supermarkets together with a retail fresh food offer, convenience retail and food court.

Ashfield Mall is located along Liverpool Road (Hume Highway), which is one of the major east-west arterial route linking the inner-western suburbs of Sydney to the Sydney CBD. Ashfield Mall boasts easy access via Knox Street, Norton Street and Holden Street. Customers can also access the Centre via a comprehensive bus network and Ashfield Railway Station is just a short three minute walk from the Centre. Ashfield is located on the inner-west railway line, with direct links to the city and western suburbs.

## TRADE AREA POPULATION

**Total Trade Area:** 513,710

**Total Primary Trade Area:** 57,170

**Total Main Trade Area:** 159,450

**Ashfield Council Local Government Area:** 40,103

## CENTRE PERFORMANCE

With 25,125sqm of retail space, Ashfield Mall Centre's MAT is \$175.9m as at June 2015 (an increase of 4.9% on the previous year).

## CENTRE FACTS

**Centre Type:** Sub Regional

**Total GLA:** 25,125sqm

**Major Tenants:** ALDI, Coles, Kmart, Woolworths

**Mini Majors:** TongLi Supermarket, The Reject Shop

**Specialty Stores:** 85

**Centre MAT:** \$175.9 million p.a.

**Centre Traffic:** 7.5 million p.a.

**Food Court Seats:** 282

**Car Parking Spaces:** Two undercover levels and open air roof top parking comprising of 1070 spaces with direct access to the Centre

As at June 2015.



260A LIVERPOOL ROAD,  
ASHFIELD NSW PH: 02 9799 8488

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[www.ashfieldmall.com.au](http://www.ashfieldmall.com.au)



## OUR CUSTOMER

Ashfield Mall Shopping Centre's customer demographic profile is:

- Predominantly female
- Mid to late 30's  
(average age is 38 years, 3% above Sydney average)
- Living as a couple with children
- 48.4% born in Australia, however other nationalities represented:
  - 9.9% are from a Chinese background
  - 4.9% are from an Italian background
  - 3.2% from an Indian background
- Higher than average income levels
  - Household income is \$74,000  
(3% above Sydney average)
- Works full time in a professional or managerial role
  - 29.5% have a bachelor degree or higher  
(9.5% above the Sydney average)

## LEASING

For leasing enquiries, please contact Nick Ljubic:

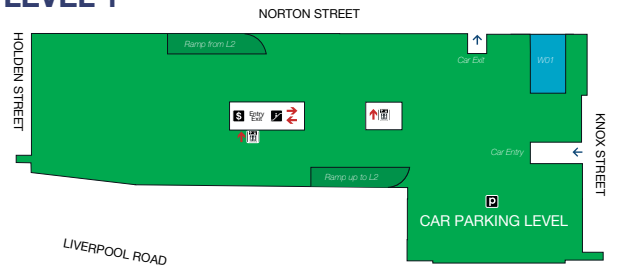
Phone: 0410 70 10 40

Email: [nick@comac.com.au](mailto:nick@comac.com.au)

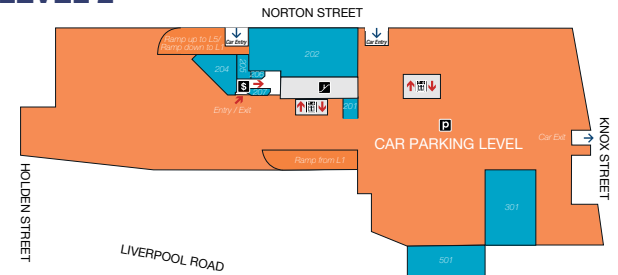
References: ABS Census Data March 2012, ABS Census Data 2006, Urbis JHD Report 2010/2011, Ashfield Council Demographic Profile Report, Ashfield Mall Trade Area Analysis Urbis 2009, Ashfield Mall Customer Exit Serve August 2012 - Micromex Research, Ashfield Mall Sales Report September 2012 - Abacus Property Group.

Disclaimer: The information contained in this brochure has been prepared solely as a guide to prospective tenants and licensees of the Ashfield Mall Shopping Centre (the Centre). It is general in nature and not a substitute for specific enquiry. While every effort has been made to provide accurate and complete information, no representation or warranty is given as to the accuracy, adequacy or reliability of any statements, estimates, opinions, plans, diagrams or other information in this brochure. The Centre reserves the right to change the contents of this brochure at any time. To the maximum extent permitted by the law, the Centre owners and their employees, agents and contractors disclaim all liability for direct, indirect, special or consequential damages and loss sustained through reliance on this brochure. Intending tenants or licensees investigating whether or not to lease or occupy premises at the Centre must rely on their own enquiries.

### LEVEL 1



### LEVEL 2



### LEVEL 3



### LEVEL 4



### LEVEL 5

