



# Rockingham Centre

1 Council Avenue, Rockingham WA 6168  
[rockinghamcentre.com.au](http://rockinghamcentre.com.au)



Rockingham Centre is a single level Regional shopping centre located approximately 40 kilometres south-west of the Perth CBD in the gateway to WA's growing south-west corridor. It is anchored by Kmart, Target, Coles, Woolworths and Ace Cinemas and includes more than 145 specialty stores. Rockingham Centre opens out to Syren Street, the premier alfresco dining and leisure precinct for the area.

## Property overview

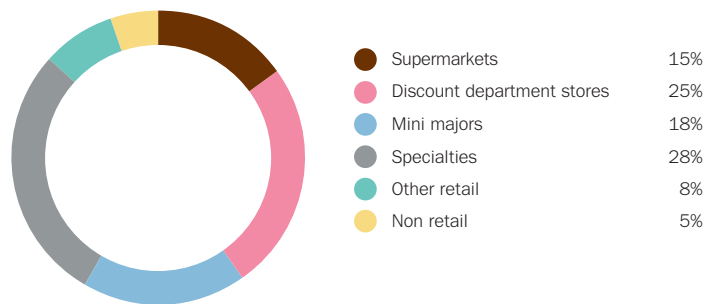
State	WA
Centre type	Regional
Ownership Interest (%)	50
Date acquired	2002
Centre first opened	1971
Latest redevelopment	2009
Valuation External/Internal	External
Valuation (\$m) <sup>1</sup>	610.0
Valuation date	Jun-18
Capitalisation rate (%)	5.50
Discount rate (%)	7.25

## Property metrics

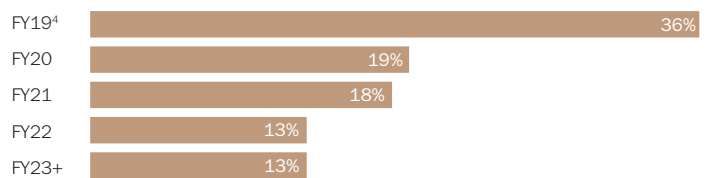
Gross lettable area (GLA)	62,364
Number of tenants	196
Major tenants <sup>2</sup>	Ace Cinemas, Coles, Kmart, Target, Woolworths,
Car spaces	3,229
Moving annual turnover (MAT) (\$m)	405.2
MAT/sqm – Total (\$)	7,146
MAT/sqm – Specialty (\$)	8,044
Specialty occupancy cost (%) <sup>3</sup>	18.3
Occupancy rate by GLA (%)	98.4
Weighted average lease expiry by GLA (years)	2.7
Green Star – Performance	3 Stars
NABERS Energy rating	4.5 Stars
NABERS Water rating	3.5 Stars

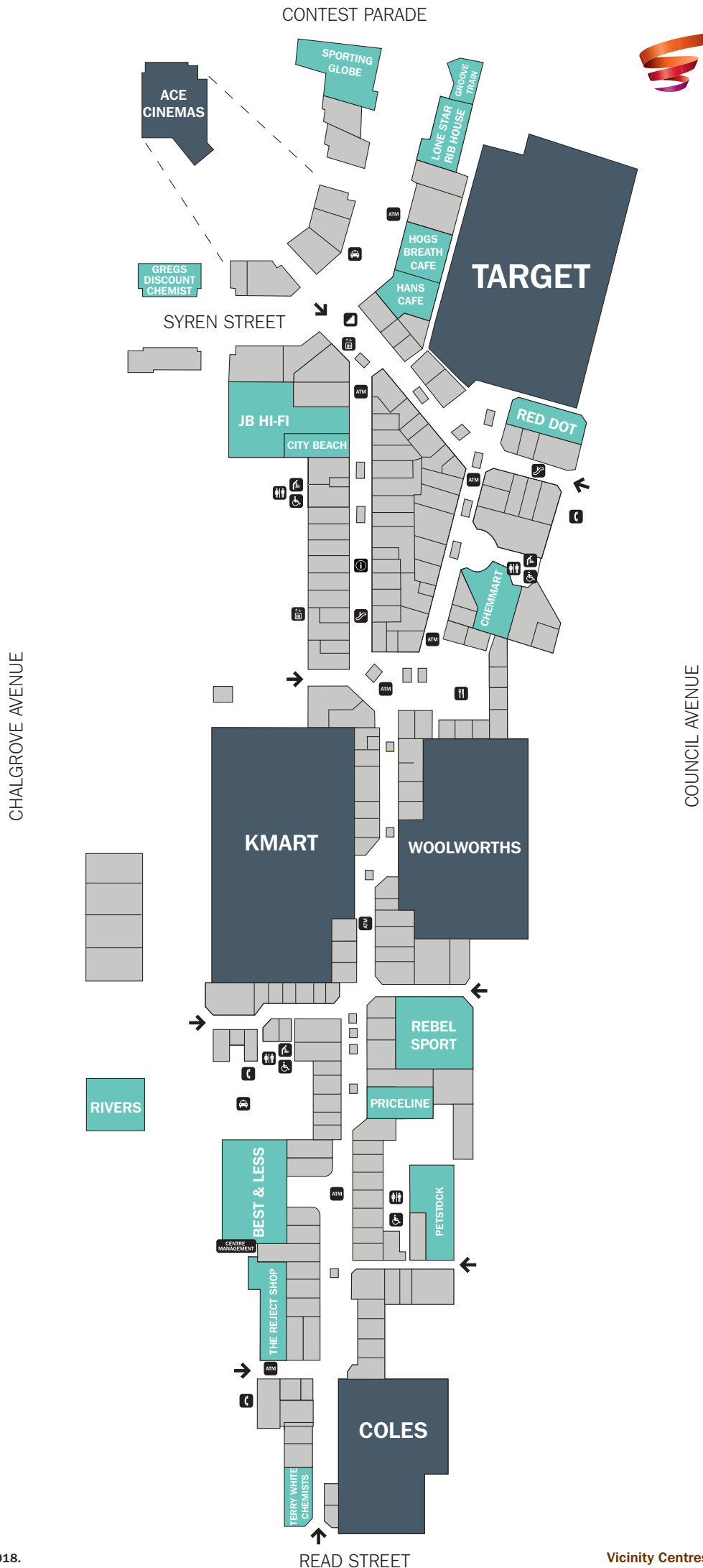
<sup>1</sup> Expressed on 100% basis.  
<sup>2</sup> Classified in accordance with SCCA guidelines, typically includes department stores, discount department stores, supermarkets and cinemas.  
<sup>3</sup> Includes marketing levy and based on GST inclusive turnover.  
<sup>4</sup> Includes holdovers.

## Tenant mix by gross lettable area (GLA)



## Specialty store lease expiry profile by income





- MAJORS
- MINI MAJORS
- SPECIALTIES
- ENTRANCES →