

Media Release

5 March 2025

GPT commences \$200m expansion of Rouse Hill Town Centre

The GPT Group's (GPT) has greenlit the \$200 million transformation of Rouse Hill Town Centre (RHTC), expanding the fashion, dining and leisure options for the community in Sydney's rapidly growing north west.

The project will commence next month (April 2025), adding more than 10,500sqm of retail space to RHTC, and bringing over 50 new shops to the Hills District hub.

GPT has already secured approximately one-third of the new tenancies in the Centre, and anticipates strong demand for the space ahead of the opening of the extension pre-Christmas 2026.

The project is GPT's largest retail development in 10 years, and part of its strategy to leverage strong existing assets and deliver premium experiences to customers.

GPT's Chief Executive Officer, Russell Proutt, said:

"The Hills District population is growing at five times the Sydney metro areas, and Rouse Hill Town Centre is the heart of the community. The shopping centre is a standout performer in terms of customer experience and returns, with progressively increasing traffic since it was first developed in 2008. Investing to bring more choice of fashion, dining and leisure to the district was an easy decision."

The expansion will grow RHTC to over 80,000sqm and will retain the Centre's distinctive indoor-outdoor design, featuring a continuous walking loop for customer convenience, a revitalised Town Green, upgraded amenities, end-of-trip facilities, and 200 additional parking spaces.

GPT's Head of Retail, Chris Barnett, said: "We have seen strong demand from both new and existing retail brands looking to expand in a high-growth, high-spend market. We are proud that our investment is not only delivering an enhanced shopping and lifestyle experience for customers but also contributing to job creation and economic growth."

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Rouse Hill Town Centre is among GPT's strongly-performing shopping centre assets, underpinned by the district's population growth and an affluent customer base with incomes 46% above the national average. This expansion fits within GPT's longer-term vision for the precinct, with future development opportunities set to further enhance its role as the number one retail destination in the Hills District.

Construction partner, ADCO Constructions, has commenced pre construction site works, with construction set to start in April 2025. The development works are expected to take approximately 18 months.

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About The GPT Group

The GPT Group is a market leader in shaping experiences across retail, office, logistics and student accommodation.

It is one of Australia's leading real estate investment managers, with assets under management of \$34 billion across a diverse portfolio of high-quality retail, office, logistics and student accommodation assets.

Our sustainable returns from investments come from focusing on what matters most to customers – a great experience and doing good. Every day, our people are driving positive impact for people, place and planet. They're inquisitive, pioneering industry firsts and pushing new ideas to deliver exceptional outcomes.