

A BRIGHT NEW FUTURE FOR BUSINESS.

STAGE 1 RELEASE NOW SELLING.

ALL OFFERS BY 4PM [WST] THURSDAY 5 AUGUST 2021

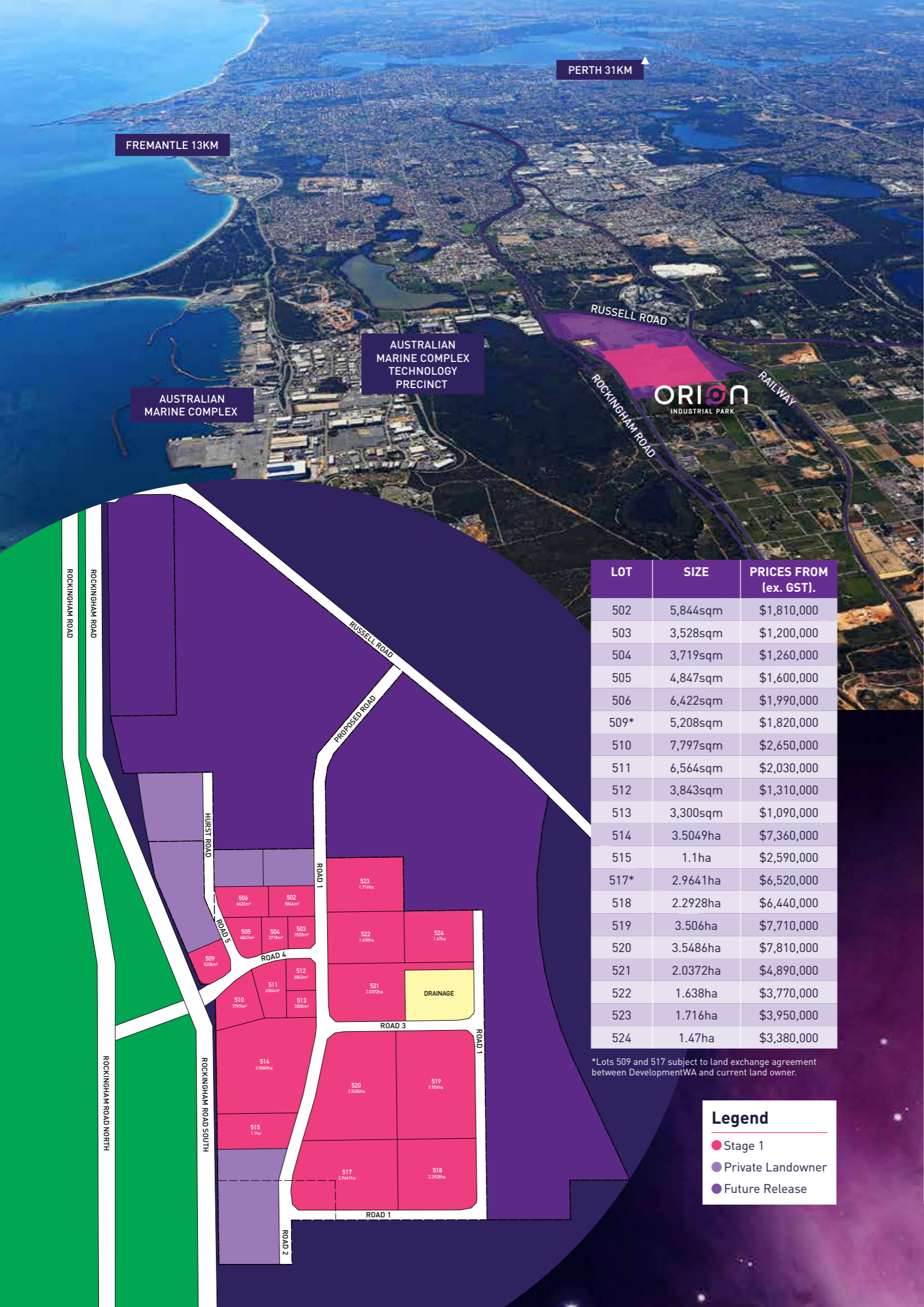


ORION
INDUSTRIAL PARK

Industrial Lands Authority

Shaping our State's future

 Development WA



PERTH'S NEWEST INDUSTRIAL DEVELOPMENT.

LOCATED ON THE CORNER OF RUSSELL ROAD AND ROCKINGHAM ROAD NEAR HENDERSON, ORION INDUSTRIAL PARK IS A BRIGHT NEW FUTURE FOR BUSINESS.

STAGE 1 LOTS NOW AVAILABLE.

As part of the first stage of the development, over 28 hectares of land is now available, meeting the increasing market demand for quality industrial land.

Strategically positioned next to the Australian Marine Complex and midway between Fremantle and the proposed Kwinana land-backed outer harbour wharf, Orion Industrial Park provides exceptional access to key markets.

A former limestone quarry, the 95ha estate will ultimately house up to 100 businesses — offering a significant strategic advantage to those in the freight, logistics, warehousing, fabrication and engineering industries.

The development is also designed to cater for the movement of heavy vehicles, with the inclusion of generously proportioned roads, wide street parking, flow-through layouts and easy access to the surrounding road network.

FAST-TRACKED FOR A GROWING INDUSTRIAL CORRIDOR.

The delivery of Orion Industrial Park is being fast-tracked to meet the market's immediate and medium term land requirements.

Earthworks for the development are underway. Titles are anticipated from mid 2022.

DevelopmentWA reserves the right, without limitation, to not accept an offer or to make a counter offer. There should be no expectation that the highest or any offer will be accepted. DevelopmentWA may negotiate the terms of any offer with any party and to the exclusion of any others. DevelopmentWA may at any time and without notice cease to consider offers, vary the terms of considering offers or adopt another process for considering offers or selling the land.

LOT	SIZE	PRICES FROM (ex. GST).
502	5,844sqm	\$1,810,000
503	3,528sqm	\$1,200,000
504	3,719sqm	\$1,260,000
505	4,847sqm	\$1,600,000
506	6,422sqm	\$1,990,000
509*	5,208sqm	\$1,820,000
510	7,797sqm	\$2,650,000
511	6,564sqm	\$2,030,000
512	3,843sqm	\$1,310,000
513	3,300sqm	\$1,090,000
514	3.5049ha	\$7,360,000
515	1.1ha	\$2,590,000
517*	2.9641ha	\$6,520,000
518	2.2928ha	\$6,440,000
519	3.506ha	\$7,710,000
520	3.5486ha	\$7,810,000
521	2.0372ha	\$4,890,000
522	1.638ha	\$3,770,000
523	1.716ha	\$3,950,000
524	1.47ha	\$3,380,000

*Lots 509 and 517 subject to land exchange agreement between DevelopmentWA and current land owner.

Legend

- Stage 1
- Private Landowner
- Future Release

STAGE 1.

20 lots

Zoned General Industrial

3,300sqm – 3.5ha
(with option to amalgamate)

Priced from \$1,090,000 (ex. GST).

SUBMIT YOUR OFFER BY 4PM (WST),
THURSDAY 5 AUGUST 2021.



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ORION

INDUSTRIAL PARK

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