

# GOOD IS FAST CONNECTIONS

# GREAT IS WHAT YOU DO FROM HERE

**ROSEHILL INDUSTRIAL ESTATE**

Cnr Shirley and Unwin Streets  
Rosehill, NSW

MAKING  
SPACE  
FOR  
GREATNESS



# LOCATION



**2.5KM**  
to Rosehill  
station

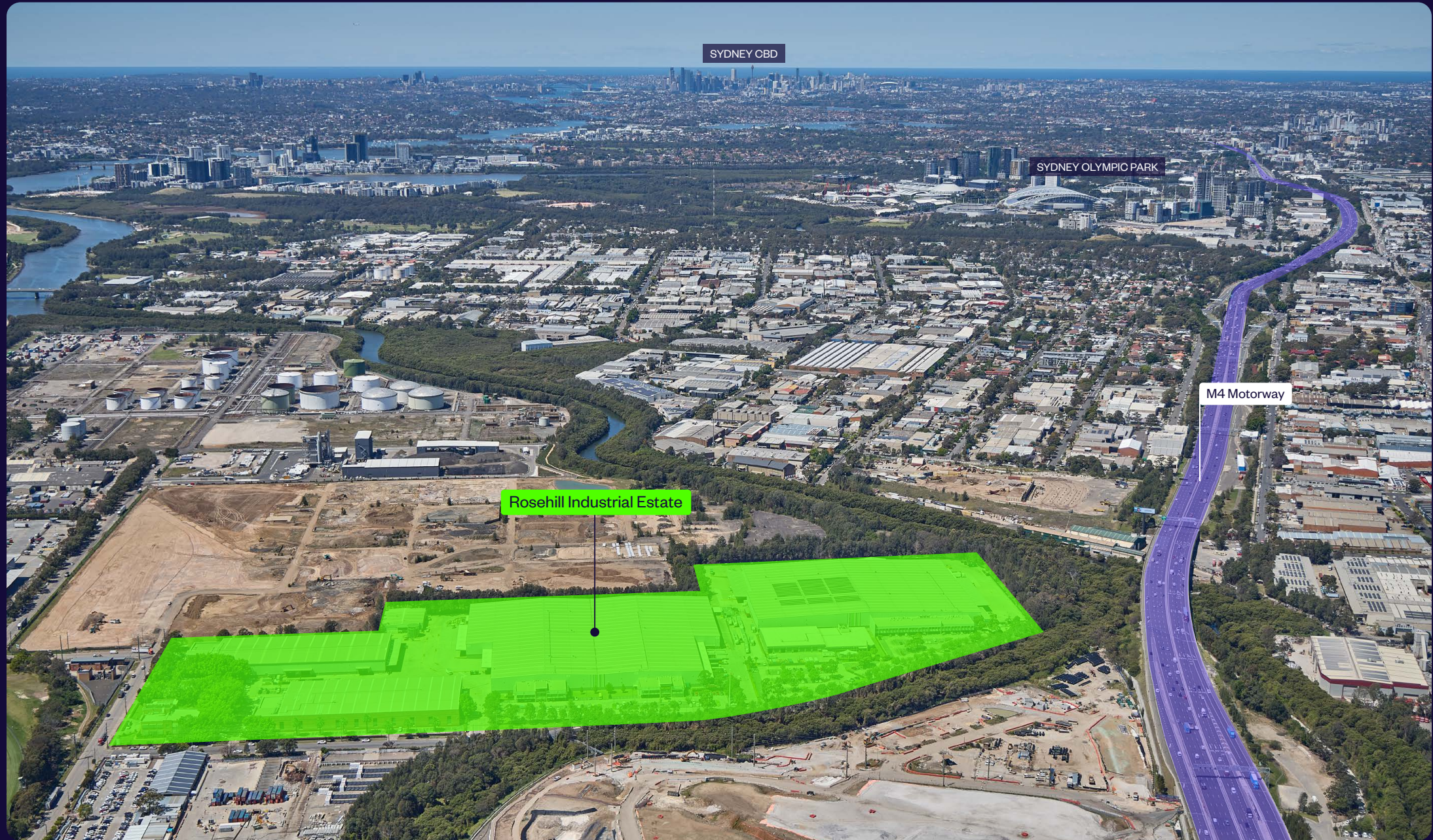
**4KM**  
to M4  
Motorway

**4.5KM**  
to Parramatta  
CBD

**23KM**  
to Sydney  
CBD

Rosehill Industrial Estate sits in Sydney's geographical centre, offering easy access to the M4 and M8 Motorways and Parramatta Road. Zoned E5 Heavy Industrial, it's ideal for warehousing, distribution and manufacturing.

# VIEW FROM ABOVE



SYDNEY CBD

SYDNEY OLYMPIC PARK

M4 Motorway

Rosehill Industrial Estate

# ACCESS



**KEY**

- Train station
- Light rail
- Café
- Childcare
- Medical
- Restaurant
- Service station
- Shopping
- Bus route 11T6
- Bus route N61
- Bus route M92

Harris Park

Rosehill

M4

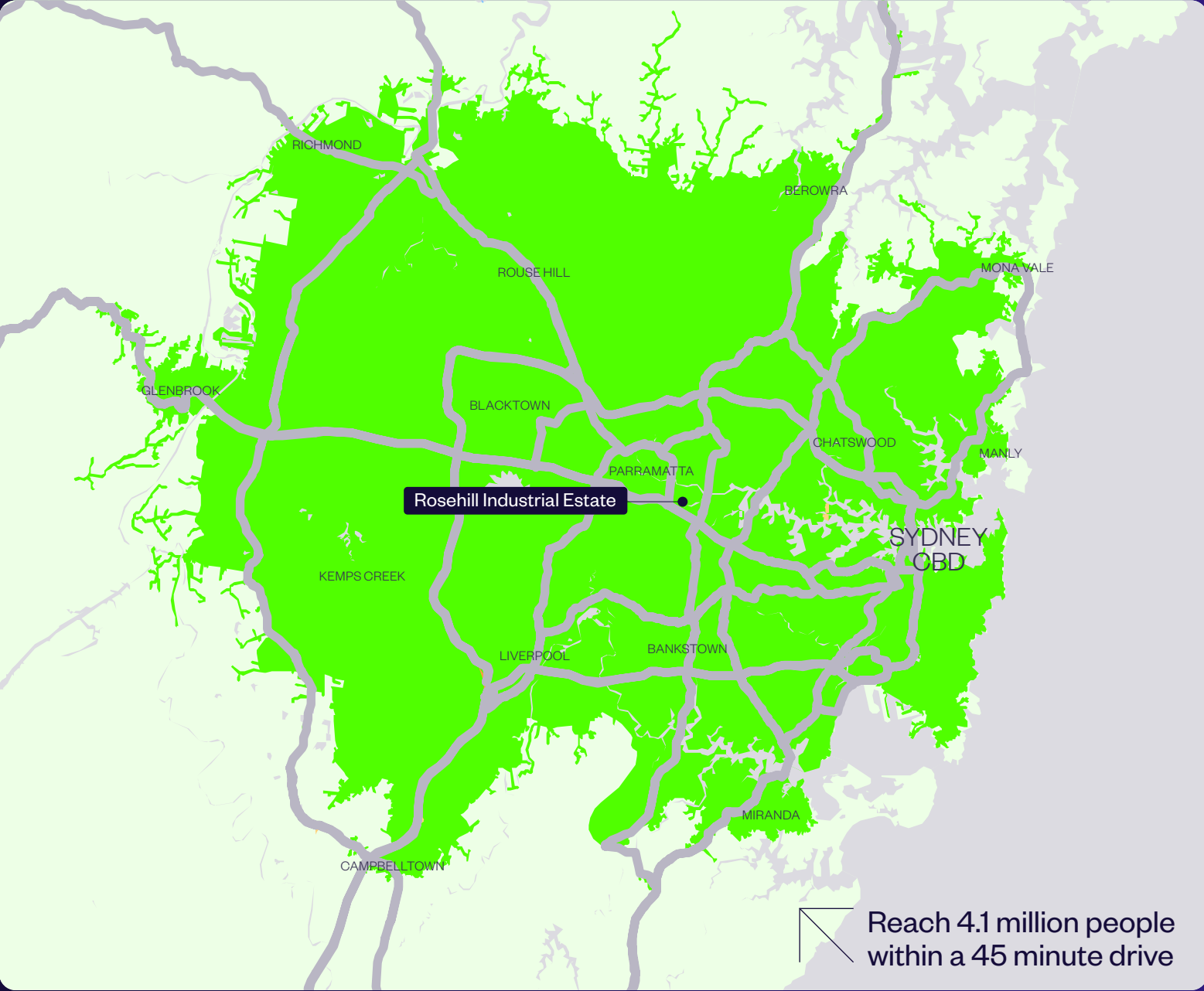
Rosehill Industrial Estate

Granville




Clyde

# SPEED TO MARKET





WITHIN 45 MINUTE  
DRIVE-TIME

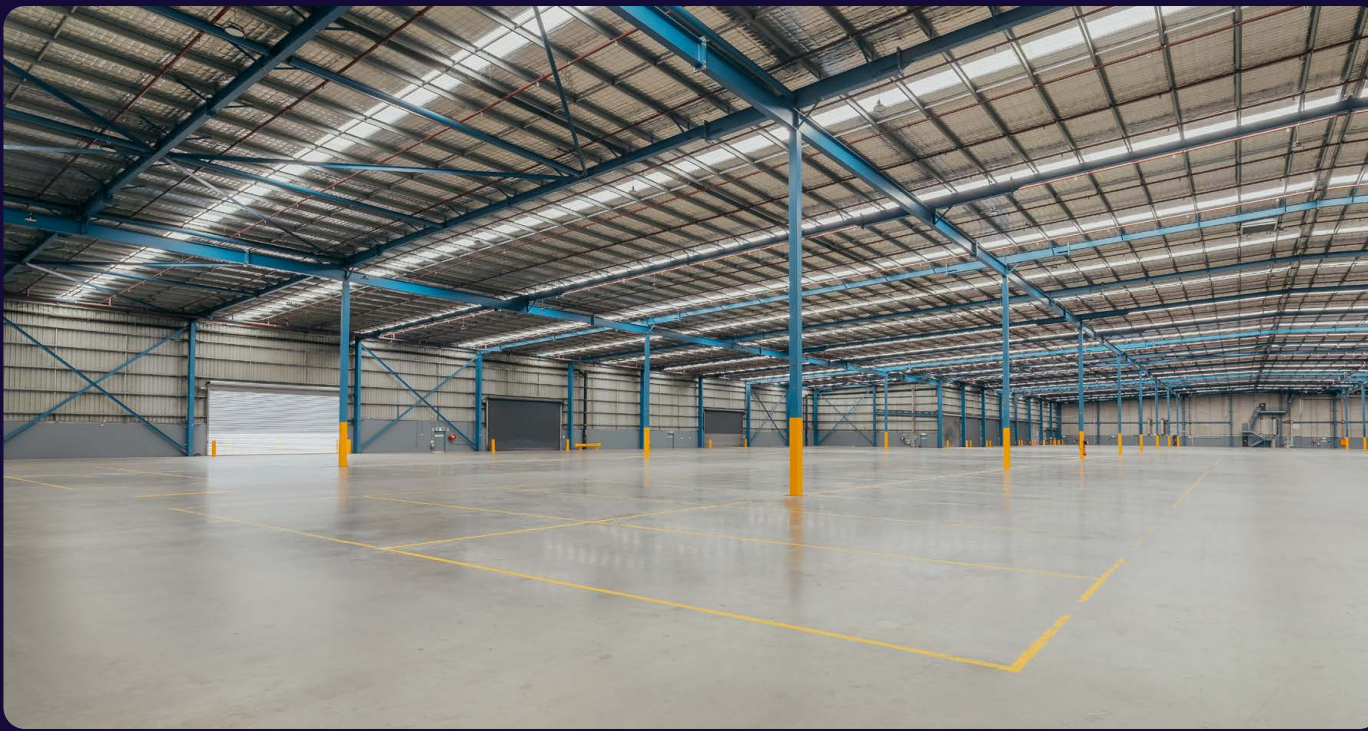


## KEY AREA STATISTICS

-  **4.1M**  
Total population
-  **1.4M**  
Total households
-  **\$256.8BN**  
Total purchasing power

## TOTAL SPEND ON

-  **\$7.4BN**  
Clothing
-  **\$23.3BN**  
Food + beverage
-  **\$5.7BN**  
Personal care
-  **\$1.3BN**  
Online shopping



## Building C South B

- + 8,360 sqm warehouse + office
- + Internal clearance up to 12.9m
- + 790 amps power capacity
- + Three on-grade roller doors
- + Up to 12,544 racking pallet spaces
- + 250kW solar
- + 40 on-site parking spaces.



FEATURES

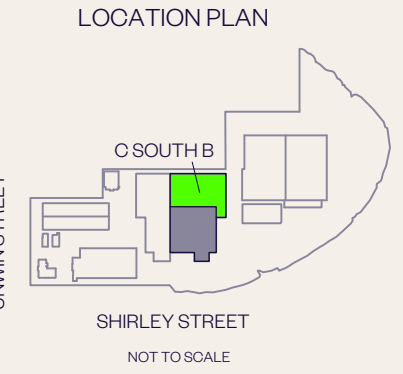
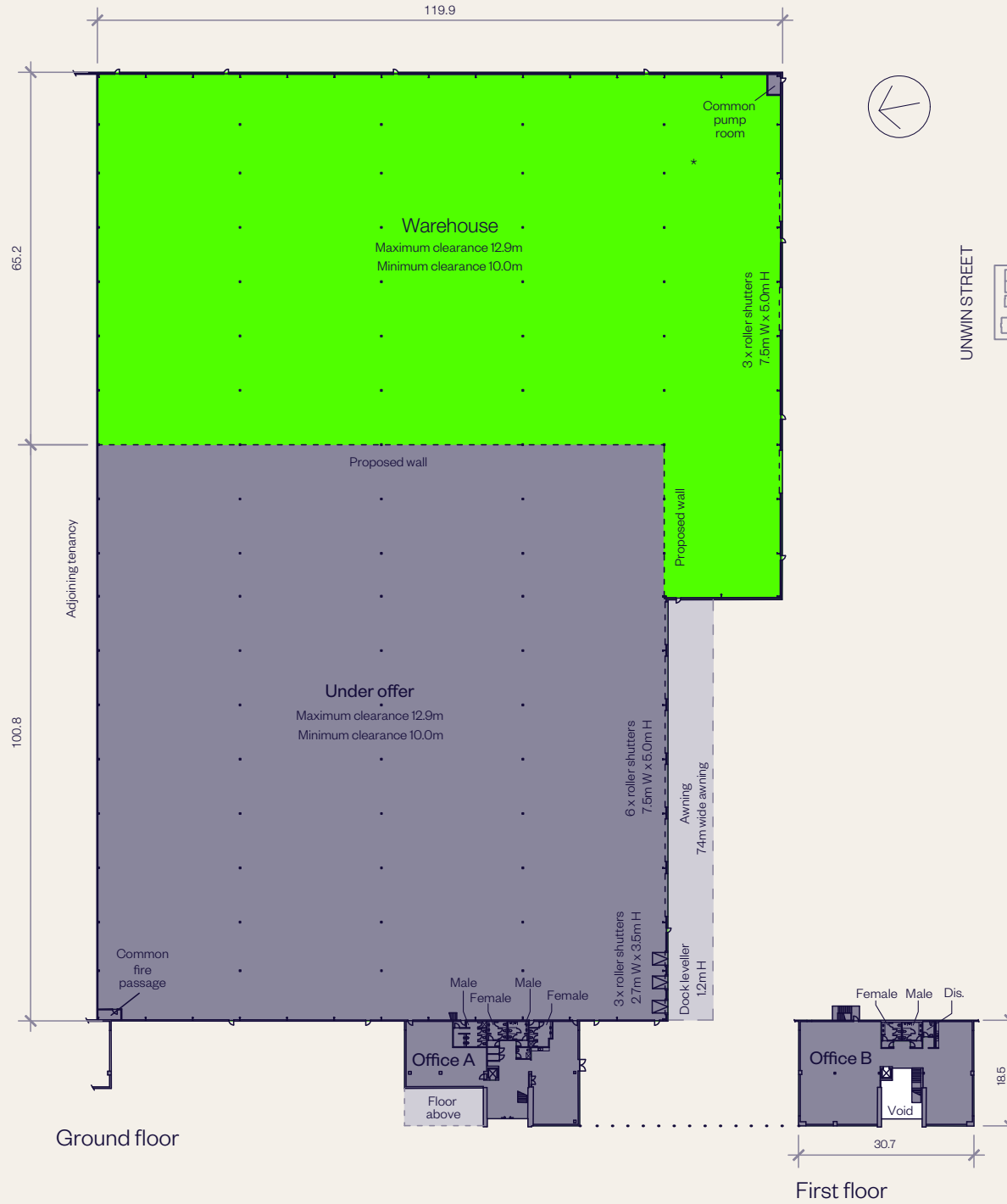
# SITE PLAN



# BUILDING C SOUTH B PLAN

Rosehill Industrial Estate

AREA SCHEDULE	SQM
Warehouse	8,360
<b>Total building area</b>	<b>8,360</b>

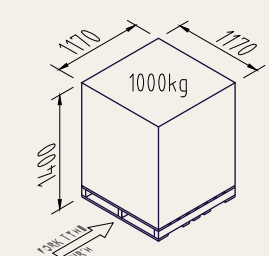
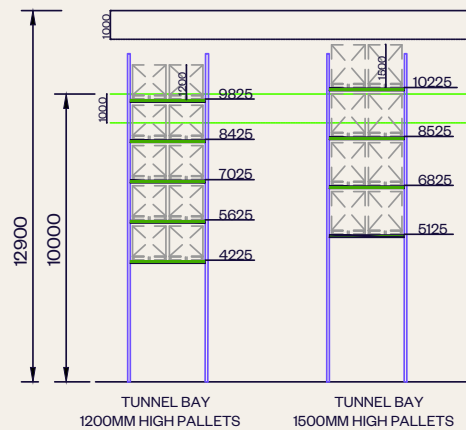
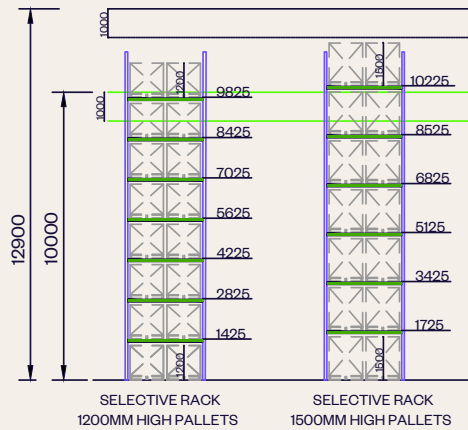
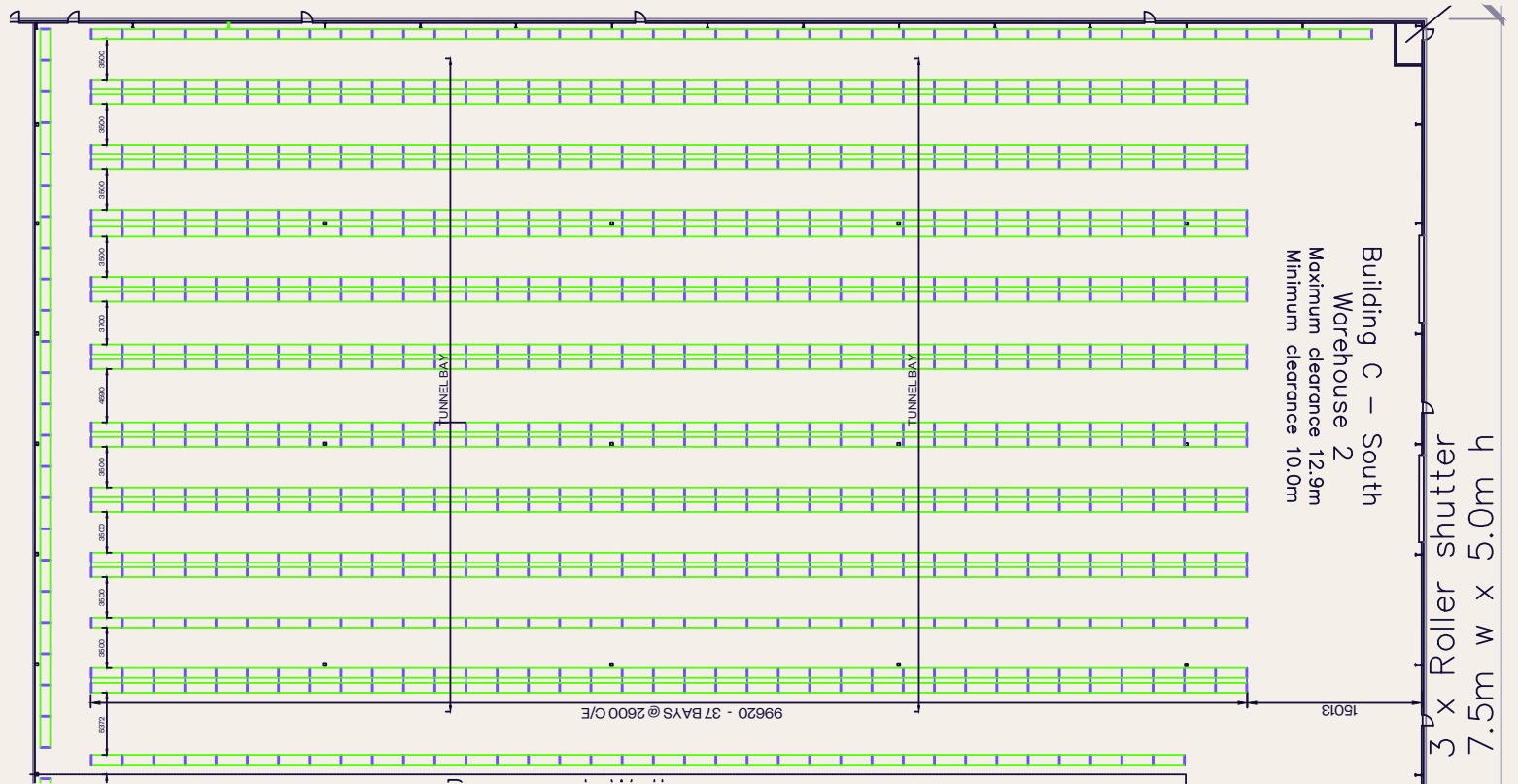


# BUILDING C SOUTH B RACKING PLAN

Rosehill Industrial Estate

## STANDARD SELECTIVE RACK CAPACITY

Pallet	Capacity
1,200 mm high	12,544
1,500 mm high	11,000



# ABOUT GOODMAN



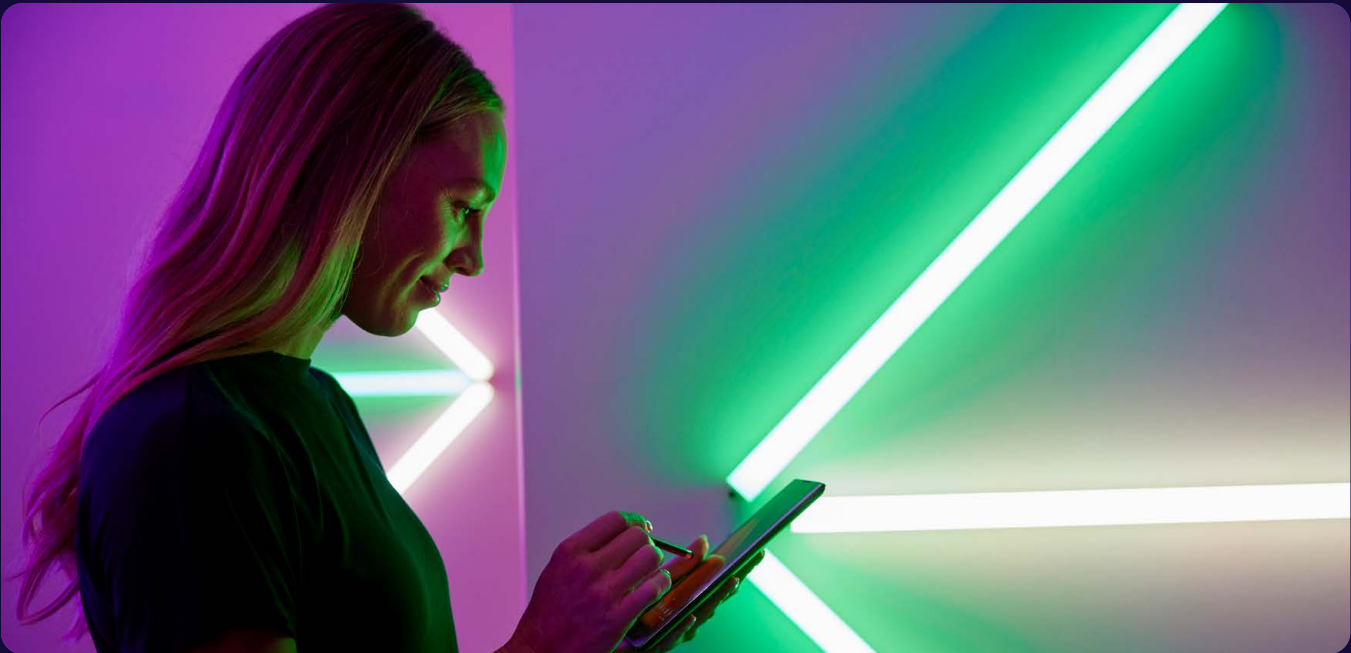
**Our sustainability strategy**  
See how we're working to create a more sustainable future



**First Nations Engagement**  
Read about our Reconciliation Action Plan



**Goodman Foundation**  
This is how we do good in the world



We own, develop and manage high-quality, sustainable properties globally that are close to consumers and provide essential infrastructure for the digital economy.

In Australia, Goodman is the largest industrial property developer. From concept to delivery, we work side-by-side with our customers to design and develop facilities that meet specific needs and expectations.

**LEARN MORE** 

# CONTACT US



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