

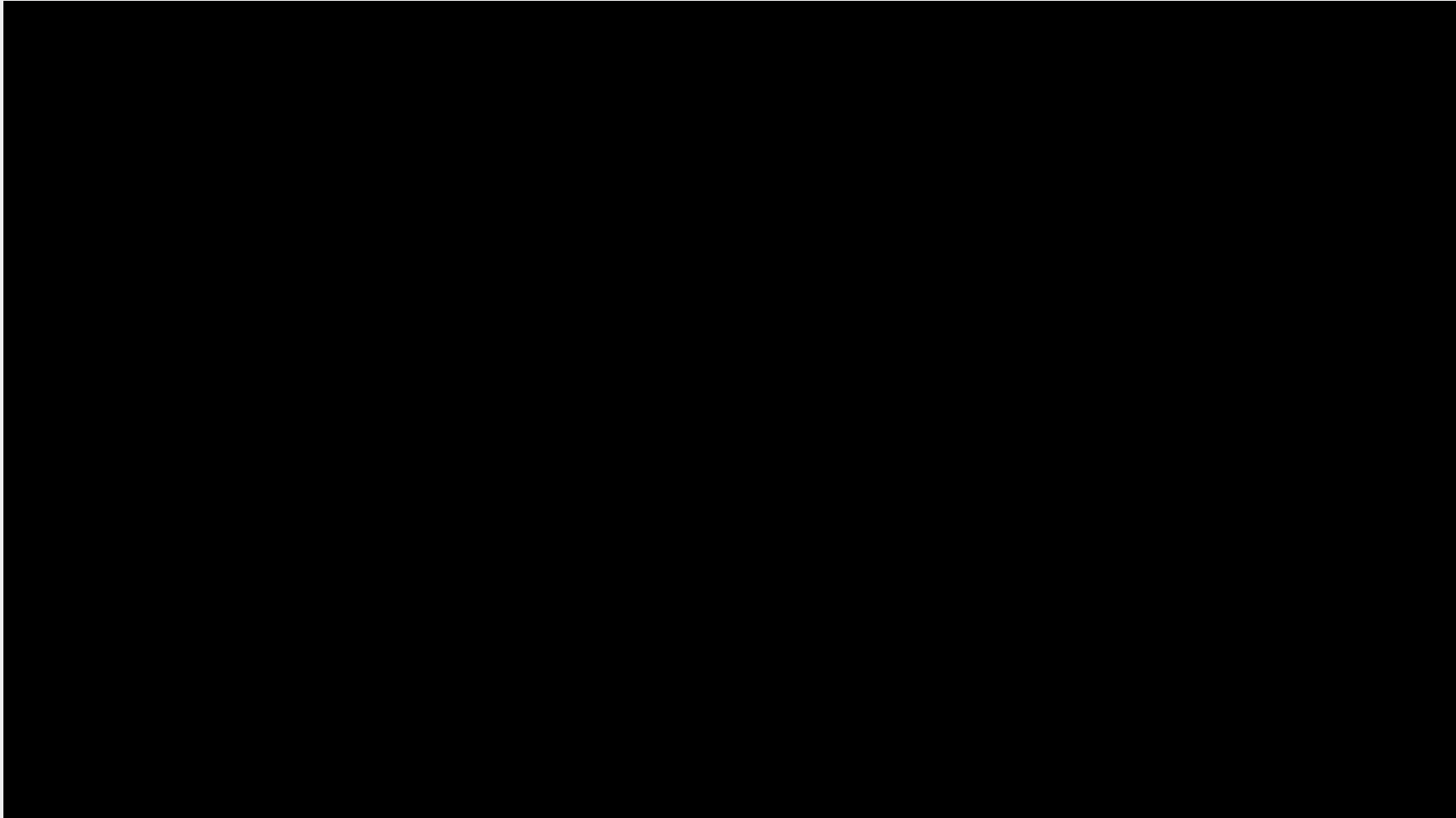
SYDNEY SCIENCE PARK

Darwin Living Lab Symposium

December 2019



WHO WE ARE

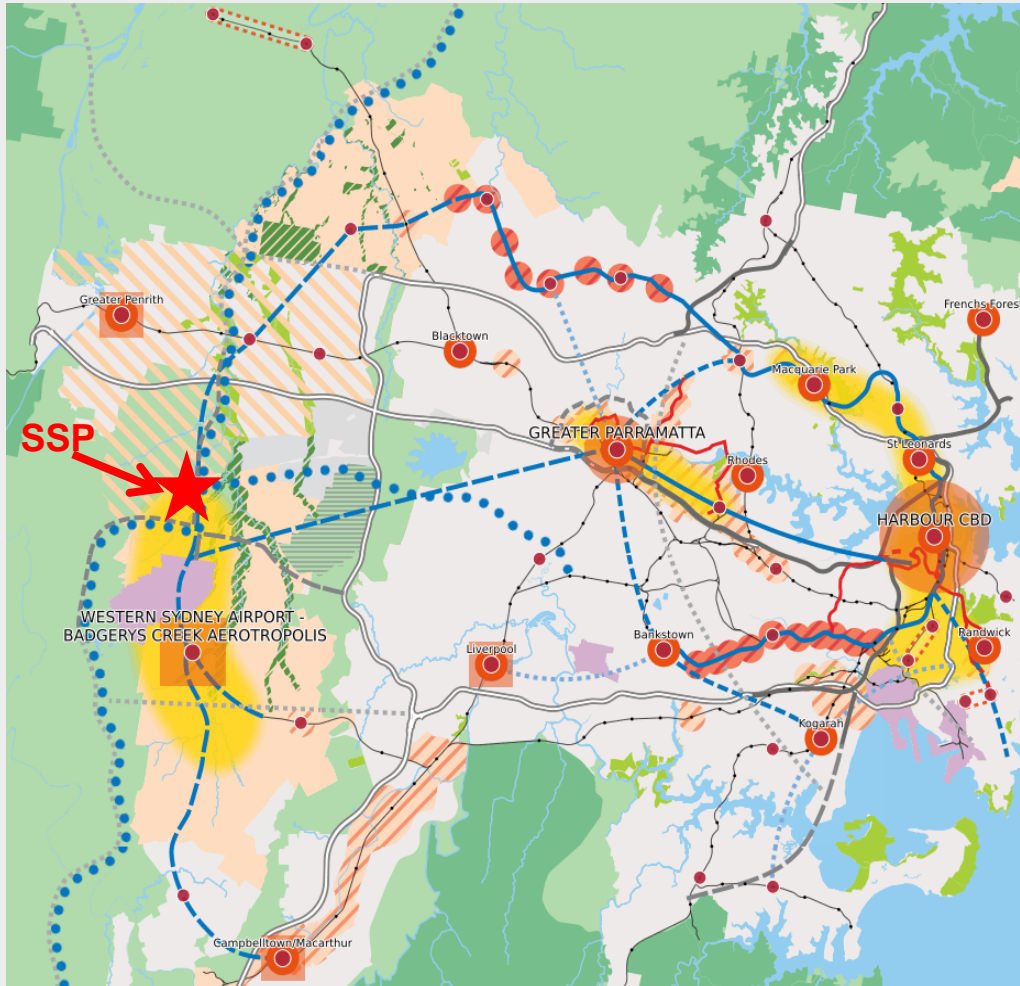


WHO WE ARE



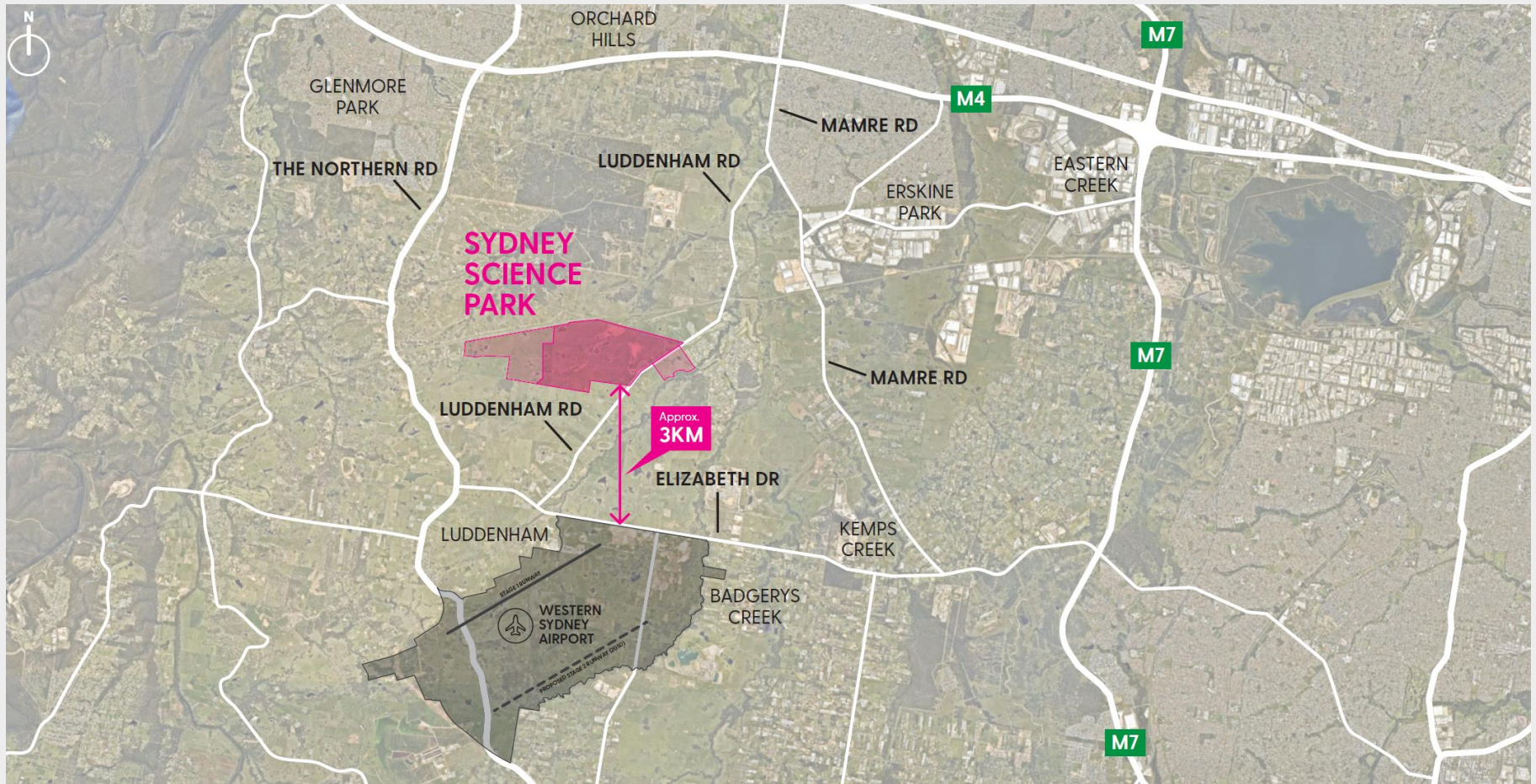
- Part of the Baiada Group
- Based in Western Sydney since 1916 (Celestino Baiada)
- An experienced development partner with a strong track record of delivering major developments in NSW

STRATEGICALLY LOCATED

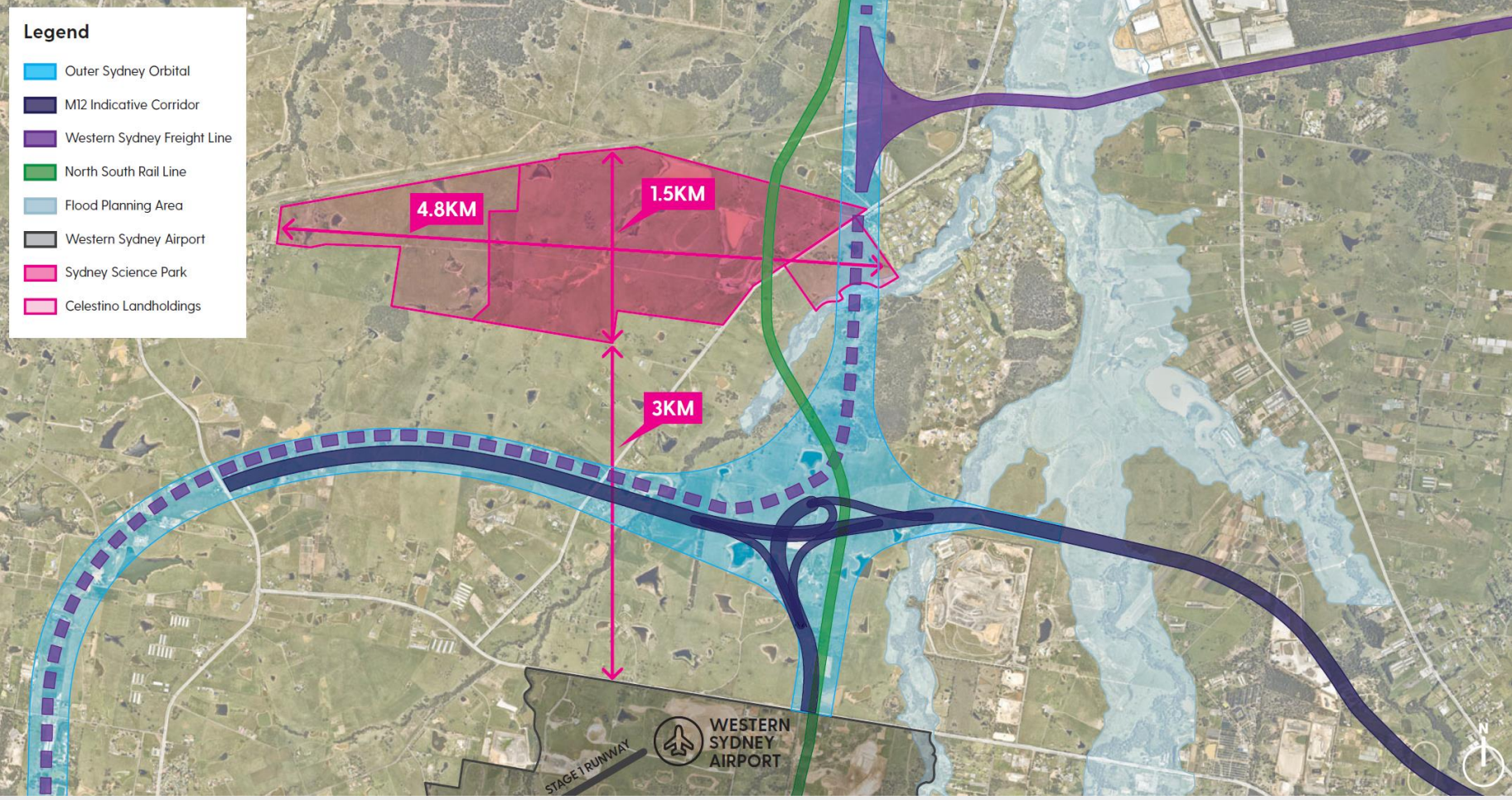


Sydney Science Park is part of the largest privately held landholding in the Western Sydney Priority Growth Area (440ha)

STRATEGICALLY CONNECTED



THE SIZE OF CELESTINO'S LANDHOLDINGS



THE SIZE IN CONTEXT



◀ Sydney Science Park overlaid on the Sydney CBD

▼ Sydney Science Park overlaid on the Parramatta CBD



ZONING APPROVED



Sydney Science Park is zoned to deliver;

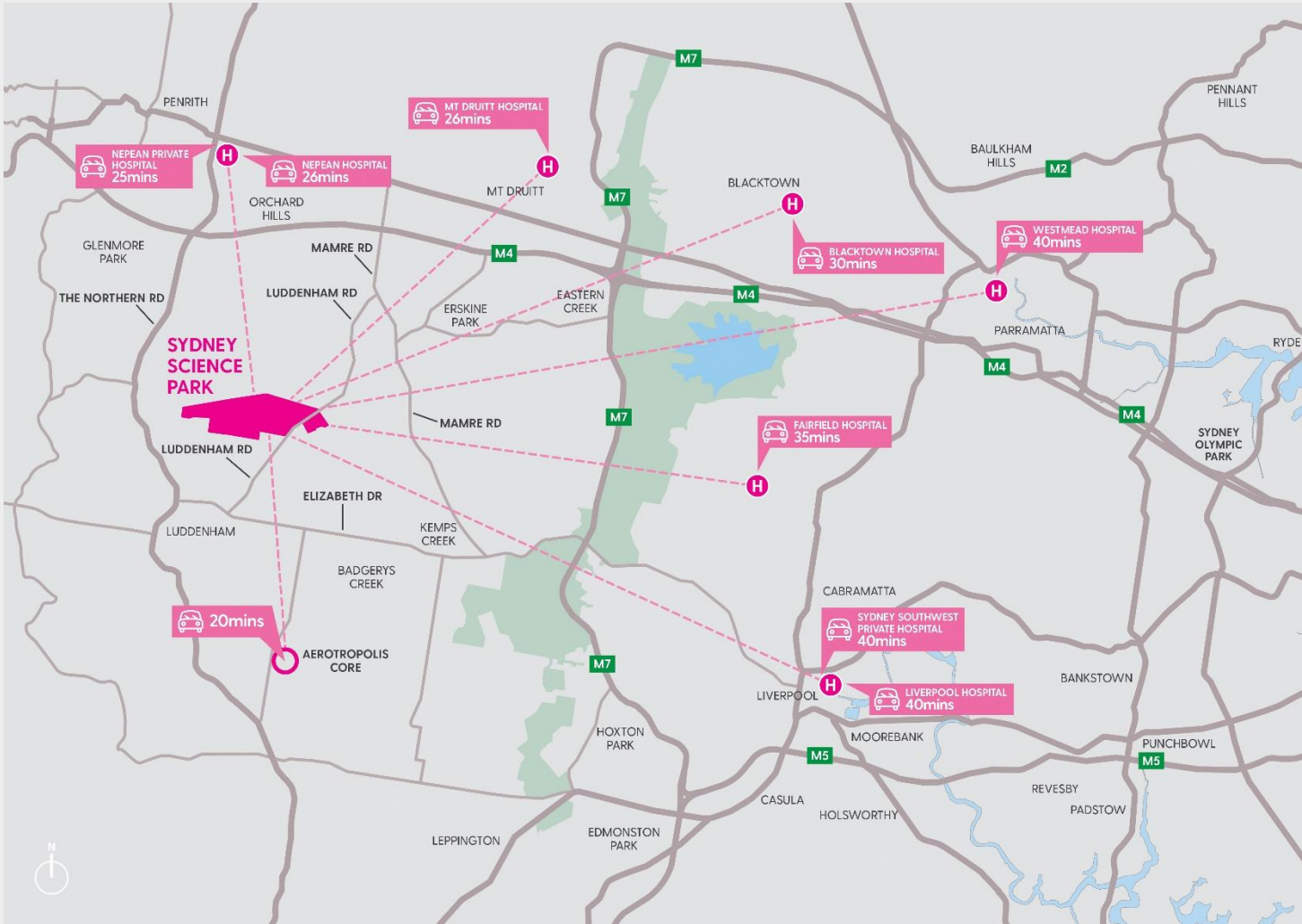
- 340,000sqm of commercial and research floor space
- 100,000sqm of education space

- 30,000sqm town centre with a mix of uses including retail
- 3,400 dwellings
- Over 70ha of passive and active recreation areas
- Cultural Hub

- Cafes, restaurants & destination points
- Sports facilities, cycleways, ovals, connecting paths & linkages



STRATEGICALLY LOCATED TO SUPPORT HOSPITALS & MEDICAL HUBS



MASTERPLAN 2.0 (supported by a metro station*)



** Railway station is subject to Government approval . Please note, the images within this document are only an artist impression of the vision for the Sydney Science Park and do not reflect the final design for Sydney Science Park*



*Proposed railway station



Western Sydney Airport

MASTERPLAN 2.0 Visualisation



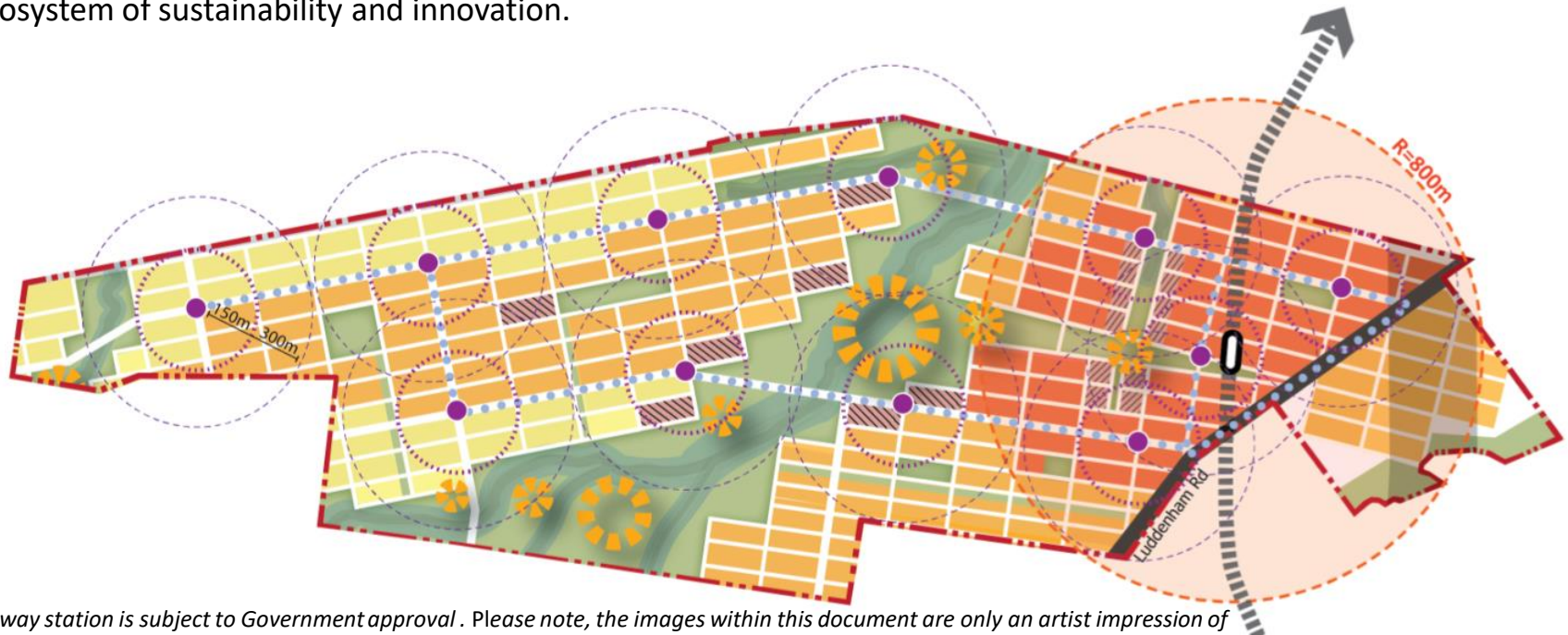
MASTERPLAN 2.0 (supported by a metro station*)



A new city fostering innovation, research and investment supporting:

- Over 50,000 jobs (mostly high valued employment)
- Up to 1 million sqm of non-residential development (health, education, research, commercial)
- Up to 40,000 dwellings

The city greatly focuses on “Livability” where the working and residential community come together in a vibrant ecosystem of sustainability and innovation.



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SYDNEY SCIENCE PARK FIRST COMMUNITY



Images are indicative and for illustrative purposes only

Town Centre – Linear Park



Partnerships (including those in development)



Nuclear-based science benefiting all Australians



Catholic Education Diocese of Parramatta



