



Jandakot Road

Jandakot, WA



A new inner metro super prime logistics

South Connect is a new logistics estate located in the inner metropolitan area of Jandakot, Western Australia.

Covering a sprawling 34ha, this master planned estate is conveniently located just 800m from the Kwinana Freeway and 2km from Roe Highway.

This prime location makes South Connect the ideal choice for businesses looking to service the Perth metropolitan area, particularly for “click and collect” and “last mile” delivery services.

Concept plans are available for tenancies ranging from 3,500sqm up to 15,000sqm, all of which are purpose-built to suit the specific requirements of each tenant, including excellent truck access and hardstand areas.



Construction

Ready for immediate development

LOT 811 DA APPROVED



Purpose built to suit tenant requirements

Lease areas from 3,500sqm to 15,000sqm



Environmentally sustainable

A sustainable & energy efficient logistics estate



20 minutes from the CBD

Centrally located in Perth's inner southern corridor



► Location

Centrally located in a key Perth growth area

Jandakot offers unparalleled access to critical infrastructure including Fremantle Port and Perth Airport, alongside Perth's primary industrial precincts.

This strategic positioning makes it an exceptionally desirable location for logistics operations seeking competitive advantage through superior connectivity.



19km

From the Perth CBD



18km

From the Port of Fremantle



800 metres

From the Kwinana Freeway



Perfectly positioned in Perth's southern corridor

Surrounded by the logistics hubs of national and global brands:

- | | | | |
|---|--|----|---|
| 1 |  Amart | 6 |  HELLO FRESH |
| 2 |  Kmart
DISTRIBUTION CENTRE | 7 |  graysonline
.com |
| 3 |  reece | 8 | MARLEY SPOON |
| 4 |  ALDI | 9 |  amazon |
| 5 |  TTI | 10 |  BUNZL |



► Estate Masterplan

Col 1	Col2
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²



A state-of-the-art logistics estate



Tailor made

Purpose Built to Tenant Requirements.

13.7m



Ridge height

13.7m Ridge Height.



Hardstand

36m wide secure yard areas.



24 / 7

Designed for 24 / 7 Operations (STCA).



Office

Corporate Offices and outdoor staff areas.



Racking

11.3m column spacing for single and double deep racking.



Heavy vehicles

RAV4 / B Double access throughout.



10m

Awnings

10m awnings standard.



Green Star rating

Design targeting minimum 4 Star Green Star Design rating, which can be upgraded to 5 Star.



Flooring

Warehouse internal floors with 40 MPA / UDL of 40kPa and 9T floor slab point load.



Dedicated entries

Separate Car and Truck entries.



Power

7MVA Estate Power supply providing flexibility.



Signage

High profile Tenant Signage Opportunities Available.



Loading docks

On-grade & recessed docks to Tenant requirements.



Fire safety

ESFR Fire System with K25 sprinklers.

South Connect Jandakot offers in excess of **100,000sqm** of warehouse space accommodating up to **16 tenancies**

	Office	Warehouse	Total GLA	Car Bays	Pallets	On Grade	Recessed LD
811 – B1A	399	4,435	4,834	34	5,858	4	2
811 – B1B	399	4,404	4,803	37	5,858	4	2*
811 – B1C	399	3,552	3,951	35	4,606	3	2*
811 – B2A	399	6,245	6,644	53			
811 – B2B	399	5,775	6,174	43			
811 – B3A	399	5,962	6,361	56			
811 – B3B	399	6,214	6,613	42			
810 East	300	9,200	9,500				
810 East	300	7,523	7,823				
809	399	5,375	5,774				
809	399	5,375	5,774				
809	399	4,809	5,208				
809	399	4,700	5,099				
809	399	4,920	5,319				
809	399	4,700	5,099				
808 North	399	9,000	9,399				

* Sequodi ipid quate necaect otatus el et volest eumqui represci omnis excerrum nate earchillore volupta spelitatibea et perupta pera quae restiis quaspero coreic to dollaud aecus, quiam quati blam que nobitat urempos aciatu? Mint, optas aliquist, eatissitat rendignam eume sit, tem. Itae. Officiat latiberum fugit essinci illicipiet alis auda quos eum et eici as as dolore cuptas es eiuntio con.



Construction at South Connect Jandakot is now underway

Lot 811 comprises up to 7 tenancies with exceptional circulation and dedicated yard areas, high quality office space.

Construction has commenced on the first building with 3 tenancies with completion scheduled for September 2026*.

September 2026*	Warehouse	Office	Yard
Tenancy 1A	123m ²	123m ²	123m ²
Tenancy 1B	123m ²	123m ²	123m ²
Tenancy 1C	123m ²	123m ²	123m ²

Month 20XX*	Warehouse	Office	Yard
Tenancy 2A	123m ²	123m ²	123m ²
Tenancy 2B	123m ²	123m ²	123m ²
Tenancy 3A	123m ²	123m ²	123m ²
Tenancy 3B	123m ²	123m ²	123m ²



Key Callout

Inumqui sit ut aut expelit atemodicat ab



Key Callout

Inumqui sit ut aut expelit atemodicat ab



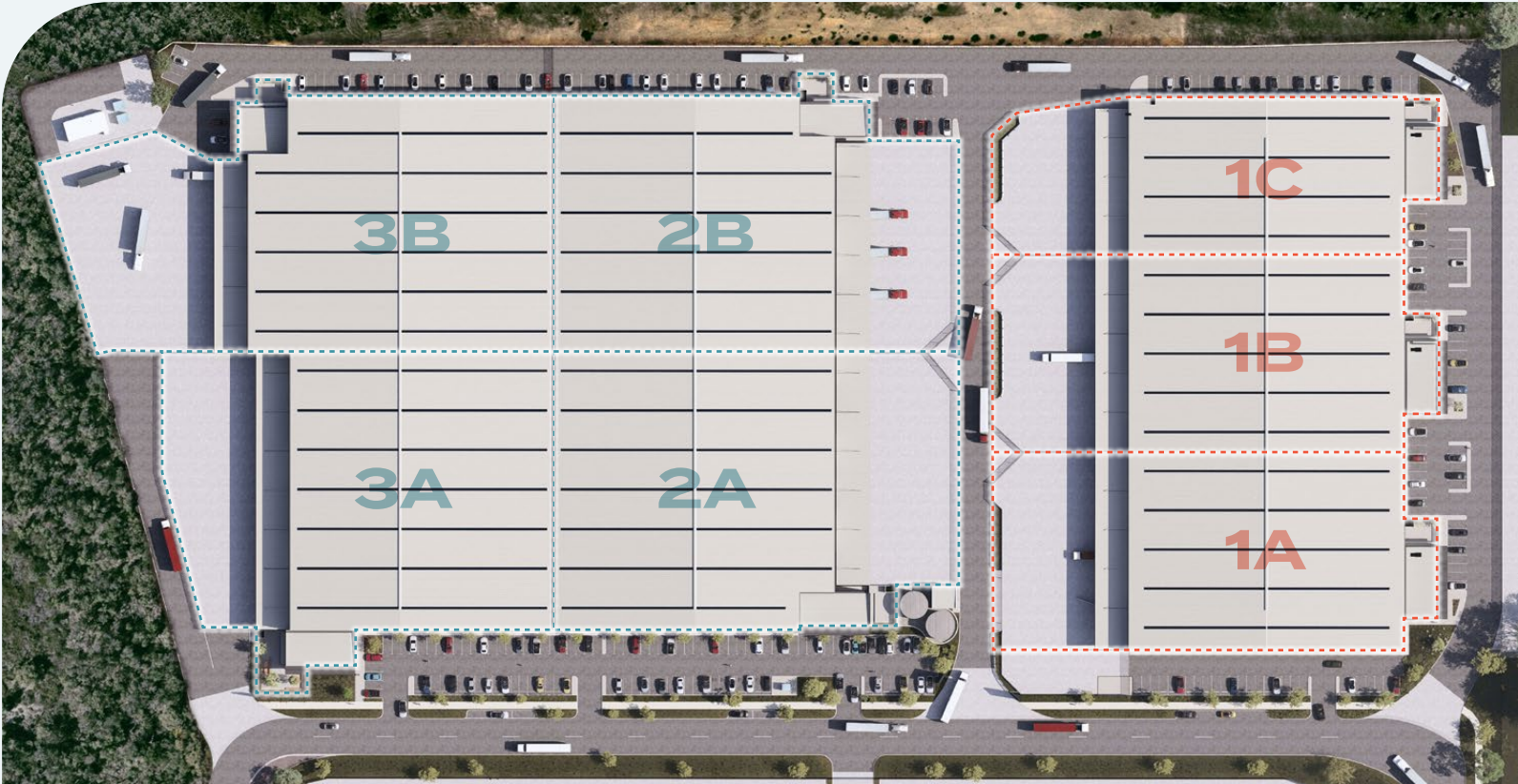
Key Callout

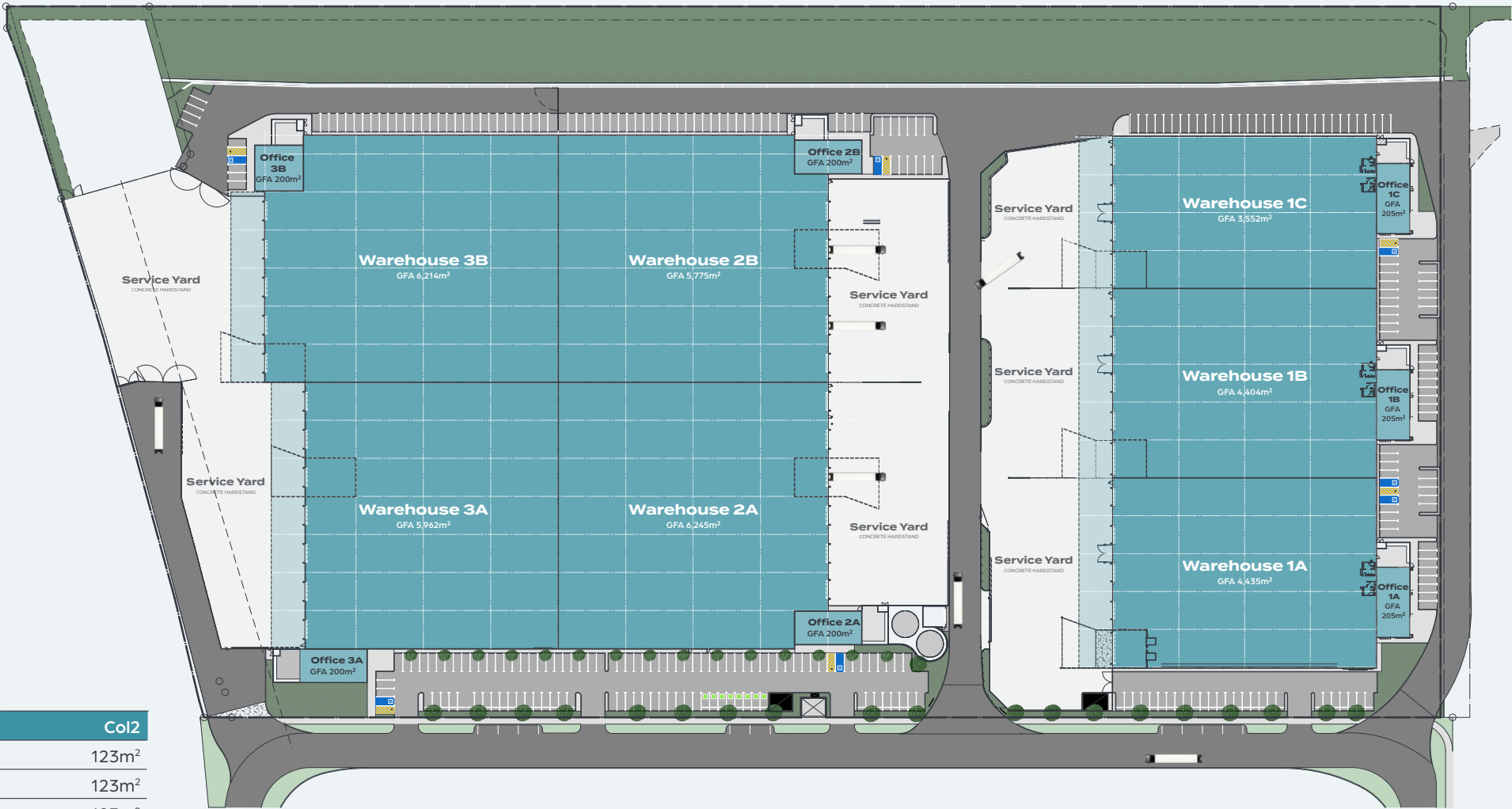
Inumqui sit ut aut expelit atemodicat ab



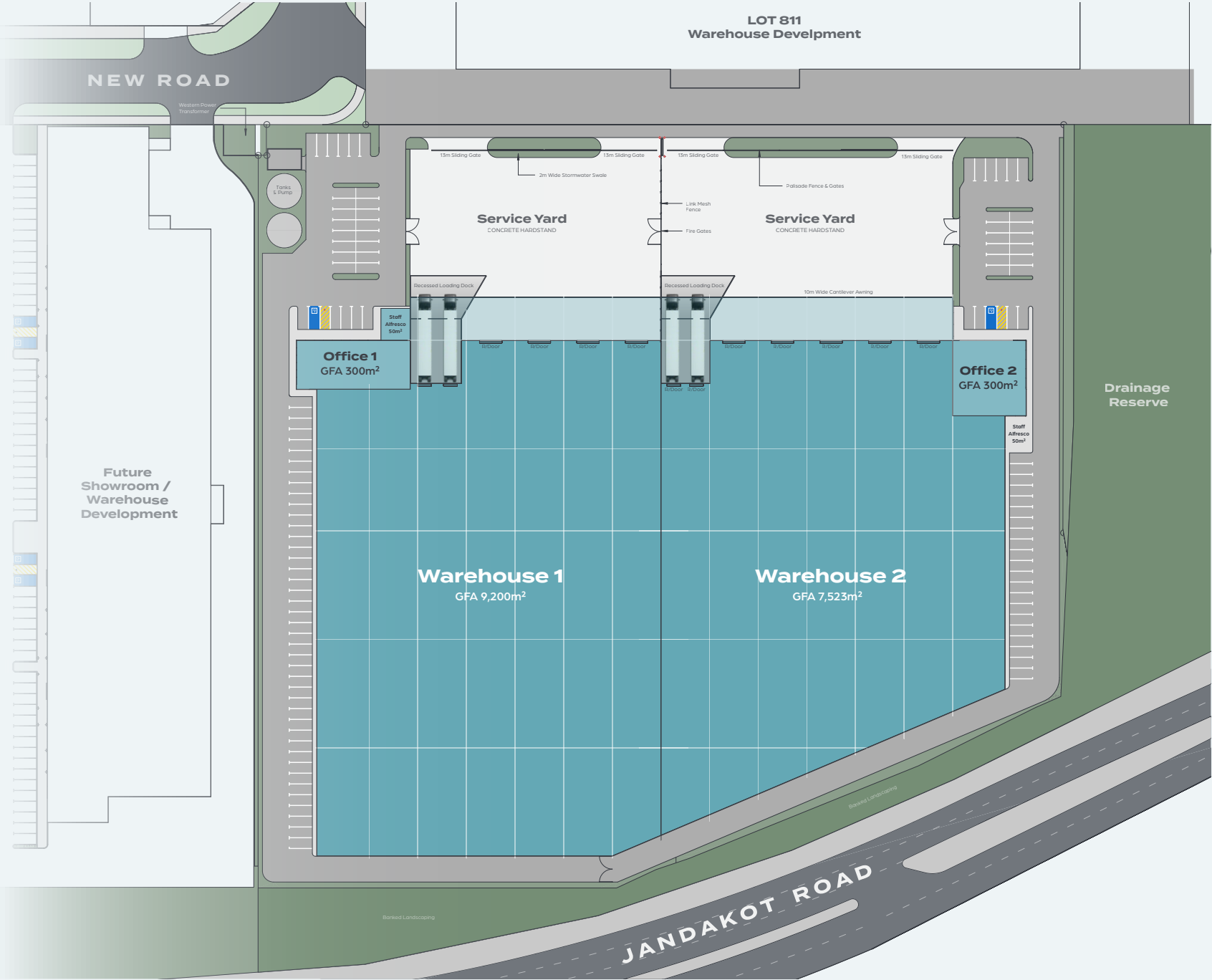
Key Callout

Inumqui sit ut aut expelit atemodicat ab



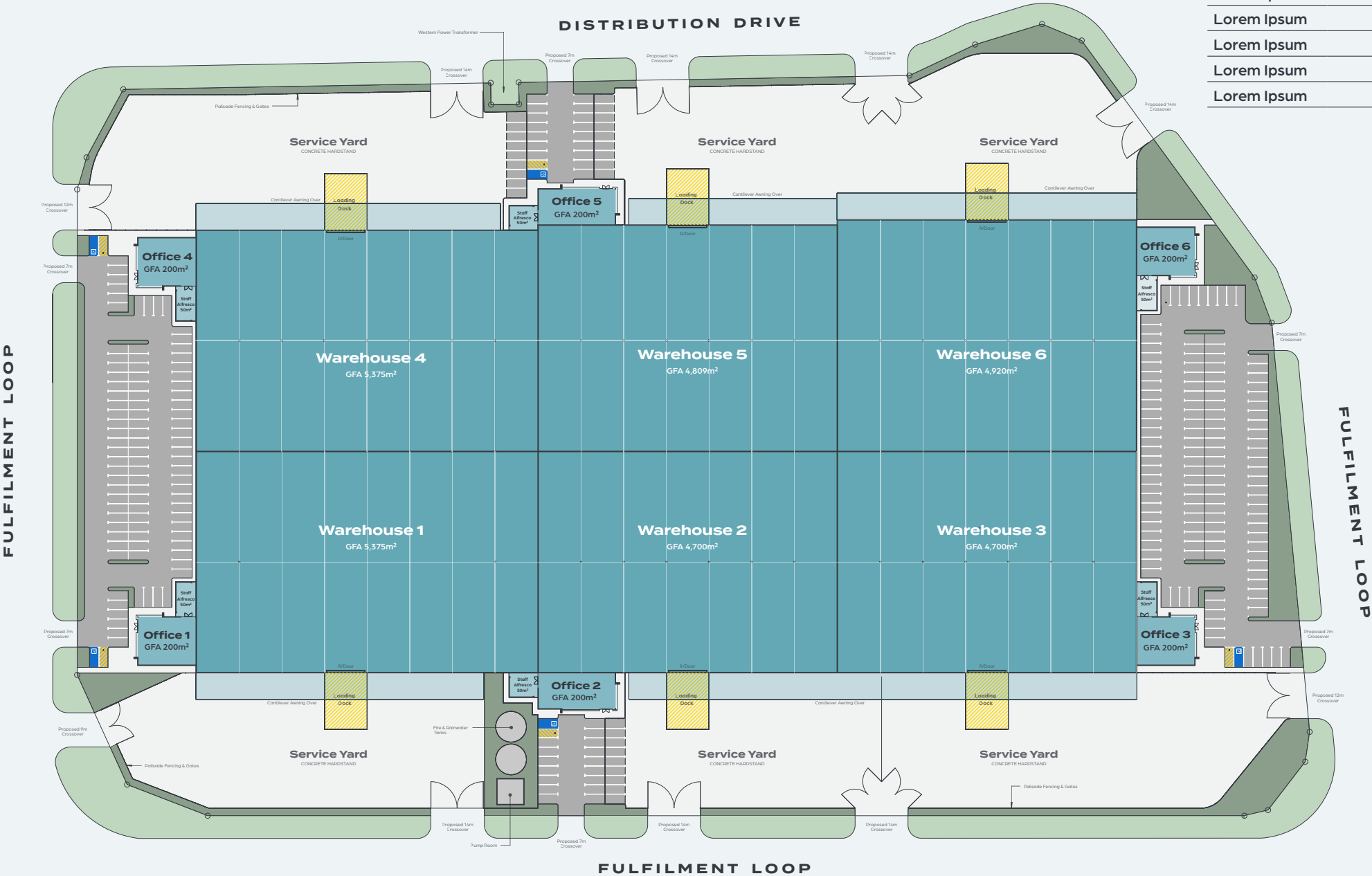


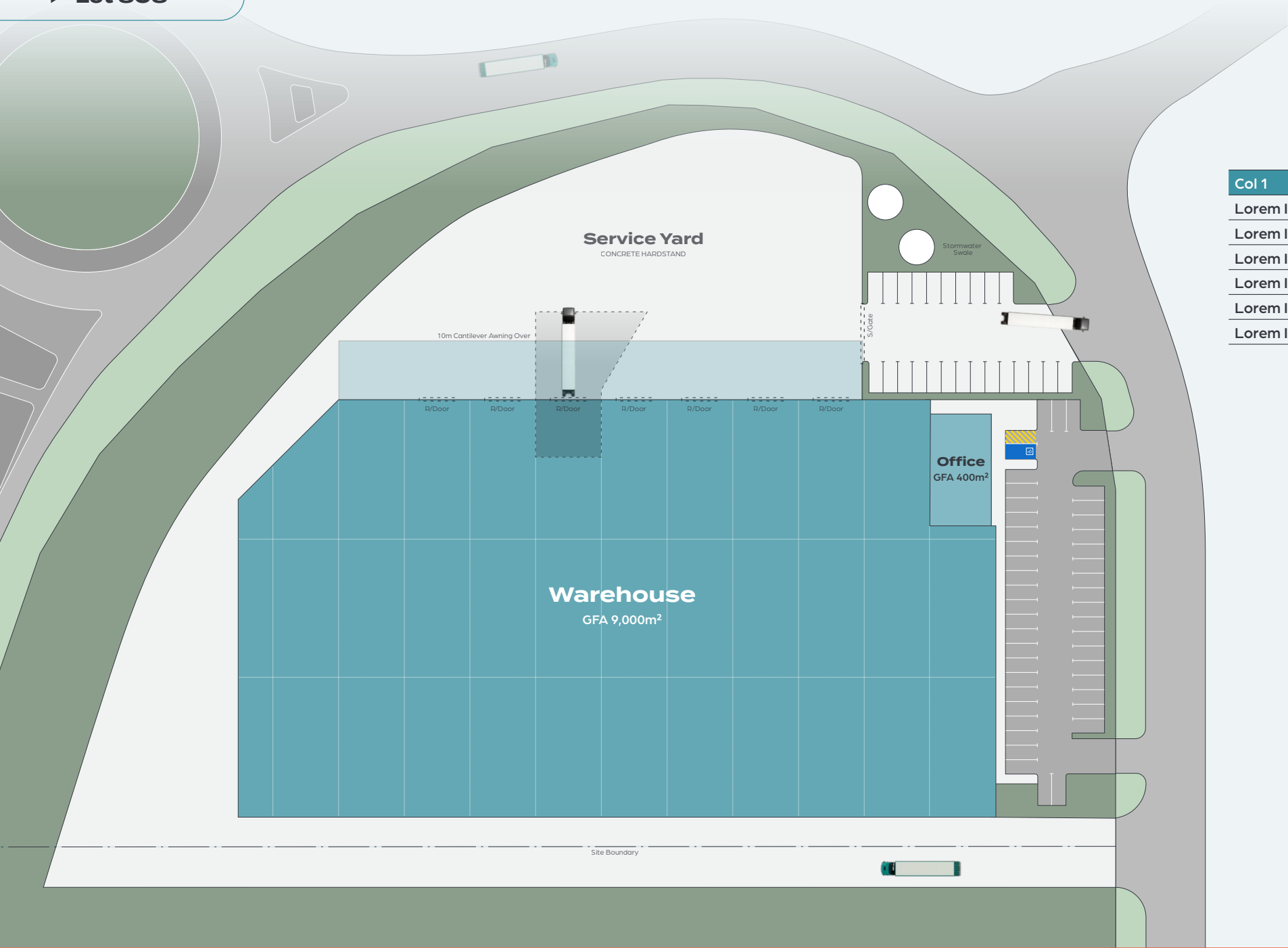
Col 1	Col2
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²



Col 1	Col2
Lorem Ipsum	123m²
Lorem Ipsum	123m²
Lorem Ipsum	123m²
Lorem Ipsum	123m²
Lorem Ipsum	123m²
Lorem Ipsum	123m²

Col 1	Col2
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²





Col 1	Col2
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²
Lorem Ipsum	123m ²

► Further Information

Perth's premier inner metropolitan logistics opportunity **now leasing**

Purpose-built tenancies from 3,500sqm to 15,000sqm are available, with plans tailored to meet your specific operational requirements, including excellent truck access and dedicated hardstand areas.

Contact Schaffer Corporation Limited to discuss how South Connect can enhance your logistics operations and secure your tenancy in Perth's most strategically located industrial estate.



Todd Schaffer

Schaffer Corporation Limited
1305 Hay Street,
West Perth WA 6005

M +61 409 090 855

E todd@schaffer.com.au

 www.schaffer.com.au

The content of this brochure is provided for information purposes only and while reasonable care is taken in its preparation, Schaffer Corporation Limited do not guarantee or warrant the accuracy, reliability, completeness or currency of the information in the brochure or its usefulness in achieving any purpose.

Information published by Schaffer Corporation from time to time is considered to be true and correct at the time of publication, however, changes in circumstances after the time of publication may impact on the accuracy of this information and Schaffer Corporation gives no assurances as to the accuracy of any information or advice contained.

Users are responsible for assessing the relevance and accuracy of its content. Schaffer Corporation will not be liable for any loss, damage, cost or expense incurred or arising by reason of any person using or relying on the information in the brochure.

References and links to other information are provided on the basis that users are responsible for assessing the accuracy, reliability, completeness or currency of information found and that Schaffer Corporation neither accepts any responsibility for the content of such material nor necessarily endorses any organisation or company linked to or from the brochure.

