

# UNPLIETTING POTENTIAL



ASTRA AEROLAB

ASTRA AEROLAB IS THE  
WORLD'S MOST UPLIFTING  
DEFENCE, AEROSPACE AND  
INNOVATION PRECINCT –  
A POWERFUL ACTIVATION  
OF HUMAN POTENTIAL.

# AEROSPACE UPLIFTED



## WORLD-LEADING DEFENCE

This is a place taking people and businesses higher. Where world leading defence, research, aerospace and industry partners converge to elevate performance.

An ecosystem designed for pushing boundaries and embracing new technology. One that welcomes people to a rich community, enabling them to explore their potential and unlock unique capabilities.

A space that connects you not only with the RAAF Base Williamtown and Newcastle Airport, but to nature and wellbeing. A place that's truly uplifting.

THE ASTRA ADVANTAGE

# GO HIGHER



## 1 PEAK PERFORMANCE

Gain unprecedented airside access to RAAF Base Williamtown – Australia’s largest fast jet fighter base and home to the next generation F-35A Joint Strike Fighter.

## 2 GLOBAL CONNECTIVITY

Move teams quickly and efficiently around Australia and the world, with connectivity via Newcastle Airport – essential for those collaborating on globally significant projects.

## 3 LEADING RESEARCH

Partner with world leading researchers and education institutions, developing new ways to elevate human performance. Tap into a highly skilled local workforce, underpinned by university and industry collaboration.



## 4 OUTSTANDING LIFESTYLE

Work in a location renowned for ideas, opportunities and belonging. Live in a beautiful coastal region, whose capital Newcastle, is a smart city with a liveability score well above the Australian average.

## 5 INDUSTRY ADVANTAGE

Immerse yourself in Williamtown’s thriving defence and aerospace ecosystem, which encompasses Defence primes – BAE Systems, Lockheed Martin, Boeing and Raytheon and many significant SMEs. Co-exist with Australia’s leading commercial airlines and industries of the future, including STEM-related research facilities, advanced manufacturing, freight and logistics.

## 6 PREMIUM SERVICE

Take advantage of customised services and access flexible commercial models. Negotiate adaptable lease terms, access to capital investment, rental mechanisms and incentives, to get the best possible bespoke property solution. Benefit from a collaborative partnership that includes concept development, design, market engagement, construction, and ongoing facility management.

# TAKE TO THE SKIES



IMAGE CREDIT: COMMONWEALTH OF AUSTRALIA, DEPARTMENT OF DEFENCE

## HIGH PERFORMANCE ECOSYSTEM

Astra Aerolab is your high-performance ticket to Australia's premier aerospace precinct.

The convergence of defence, aerospace and advanced manufacturing, creates a unique environment enabling globally significant research and innovation.

The benefits of co-location and collaboration will ensure Astra Aerolab connects you to the ideas and workforce of the future. It will encourage growth of entrepreneurship across all sectors; from apprenticeships and trades, through to STEM degrees and elite aerospace and defence technologies.

By connecting these capabilities, the precinct offers a 'lab-like' effect, an incubator for talent, expertise and ideas.

## INDUSTRIES OF THE FUTURE

Williamtown is home to NSW's second international airport and a future global trade hub.

The airport is proximate to Australia's premier deep-water seaport, multiple connecting highways – M1, Pacific and New England, as well as connections to major rail links – all within 25 kilometres of Astra Aerolab.

With both State and Federal Governments championing a new global era of trade in the region, freight and logistics opportunities will be unlocked, including: e-commerce; biomedical devices; industrial supplies; defence logistic; manufacturing and technology; agri and aquaculture; advanced manufacturing equipment and prototypes; and much more.



OUTSTANDING LOCATION

# FEEL UPLIFTED

LOCATED JUST 30 MINUTES FROM NEWCASTLE AND JUST A TWO-HOUR DRIVE NORTH OF SYDNEY.

Welcome to a place optimised for people.

The site is located just 30 minutes from Newcastle, Australia's sixth largest city and biggest regional economy – just a two-hour drive north of Sydney.

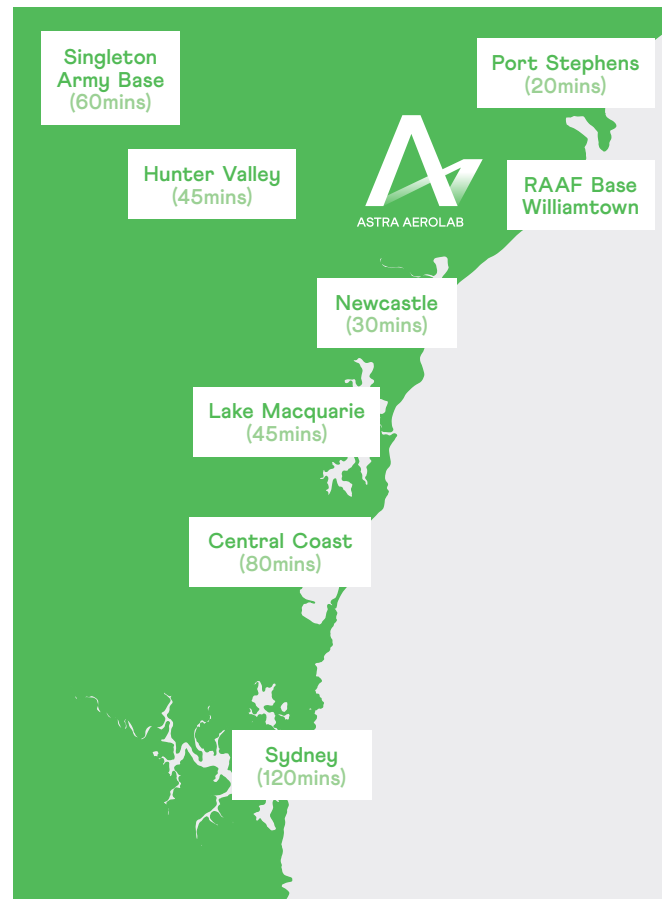
Here you'll benefit from partnerships with industry and education collaborators to unlock human performance. Real connections and a strong sense of community bringing together diverse people and experiences to ensure remarkable outcomes.

Positioning itself as a leading smart city, Newcastle and the

surrounding Hunter Region has a population of more than 700,000, a University ranked in the top 1% in the world and future focused Local Government organisations.

Significant investment in infrastructure projects, transport networks and revitalisation of the CBD are complementing the region's human capital, transforming the landscape and propelling it into a national leadership role.

Vibrant, progressive and culturally rich, with stunning natural features, it's quite simply one of the best places in Australia to live, work and invest.



# MOVE UP



IMAGE CREDIT: COMMONWEALTH OF AUSTRALIA, DEPARTMENT OF DEFENCE

## FUTURE INVESTMENT

This one-of-a-kind site adjacent to Newcastle Airport and RAAF Base Williamtown delivers true competitive advantage – establishing NSW as a leader in aerospace and creating great economic benefit for the Hunter.

Astra Aerolab has secured significant investment and support from all levels of government, with Stage 1 civil infrastructure works complete and future development stages underway. It will also attract further investment for enhanced infrastructure and services.

This is the beginning of a new phase for the Hunter. The world's best aeronautical talent together right here, transforming capabilities and communities. This is a new era for Australian aerospace.

ASTRA AEROLAB IS YOUR  
HIGH-PERFORMANCE TICKET  
TO AUSTRALIA'S PREMIER  
AEROSPACE PRECINCT.





# CONTACT

## LEASING OPPORTUNITIES

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