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HUNTER
INVESTMENT
PROSPECTUS

YOUR SMART BUSINESS,
INVESTMENT & LIFESTYLE CHOICE

THE

HUNTER REGION

AUSTRALIA'S LARGEST REGIONAL ECONOMY

The Hunter Region in NSW is Australia's largest regional economy, with gross regional product of \$95.7 billion pa (June 2024, Remplan) and a population of 810,491 (2024 ABS Estimated Resident Population).

It includes Greater Newcastle - the seventh largest urban area in Australia.

It is a vibrant and diverse centre with a focus on technology, research, knowledge sharing, industry and innovation. It has a dynamic start-up sector and many global companies across industries including aerospace, advanced manufacturing, mining and defence. It is also a rapidly growing centre for renewable energy.

The region is situated on Australia's main east coast transport corridor. It has sophisticated infrastructure, international gateways including an airport and deep seaport, its own media outlets and university and a talent pool that is increasingly STEM skilled and job ready.

The Hunter combines an innovative economic and business environment with a high standard of living, proximity to Australia's largest city, Sydney and easy connections to Australia's other capital cities.

AUSTRALIA'S LARGEST REGIONAL ECONOMY



Australia's largest regional economy with a gross regional product of \$95.7 billion pa (June 2024, Remplan)



The Port of Newcastle is one of Australia's largest ports with \$48 billion of trade pa



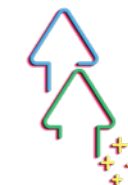
Over 1.2 million annual passenger movements through Newcastle Airport in 2024



Close proximity to major Australian markets



Global top 1% university



Population of 810,491 (ABS June 2024 ERP)



Much lower property costs than capital cities



Greater Newcastle is Australia's 7th largest city



Highly skilled workforce



Enviably lifestyle

It's a smart business, investment & lifestyle choice.



FEDERAL GOVERNMENT

Just as the mighty Hunter has written some of the most important chapters of the story of our nation, it will be an important part of Australia's future.

Through times of great change, the Hunter has led by example – adapting, evolving, tackling challenges as they arise and seizing the opportunities they present. The results are there for all to see: diversification into higher education and research, defence industries, services, and health; a resurgence in cotton, wheat, cattle and viticulture; and good jobs in growing industries.

The Hunter boasts a dynamic and innovative economy with the new jobs and opportunities that are part of our Government's vision for a Future Made in Australia. As it continues to grow, the Government will continue investing in the all-important infrastructure to drive investment – including the M1 extension, and further work on the development stage for High Speed Rail.

Last year we announced more than \$20 million for the Future Industries Facility at the University of Newcastle to boost education, employment and training opportunities for the surrounding region.

We have made significant investments to upgrade the Newcastle Airport international terminal and runway and committed \$100 million to create a clean energy precinct at the Port of Newcastle.

The Government's Net Zero Economy Agency is also supporting transformative investment and job creation in regional areas by connecting workers with the industries of the future.

The Hunter's story is much more than a tale of resilience in the face of uncertainty. You have thrived because you have evolved. This is a record of profound achievement, and an inspiration to our nation.

Together, we will make it the foundation for even greater success.



The Hon Anthony Albanese MP
Prime Minister of Australia

STATE GOVERNMENT

Welcome to the 2026 Hunter Investment Prospectus: your guide to a region defined by innovation and opportunity.

As the largest regional economy in Australia, the Hunter has long been a driver of industrial progress.

As we transition to a future of renewable energy, the region is going through a major shift.

The NSW Government is proud to stand by the people and businesses of the Hunter to support them through this transformation.

It is evolving into a dynamic hub for construction, manufacturing, health care and energy —powered by the ingenuity of its people and the strength of its communities.

Through our Innovation Blueprint, we are laying the foundations for a thriving innovation ecosystem—one that fosters entrepreneurship, attracts investment, and creates high-value jobs.

We are backing this vision with targeted investment.

The \$835 million John Hunter Health and Innovation Precinct will reshape healthcare delivery across northern New South Wales.

The Hunter also has a key role in our renewable energy future, powering existing industries and supporting economic growth through the Hunter-Central Coast Renewable Energy Zone (REZ).

The REZ is estimated to direct over \$3.9 billion of investment into the region, supporting up to a total of 2,000 direct and indirect jobs.

These initiatives reflect our commitment to regional innovation.

We know that great ideas don't only emerge from capital cities—they are born in vineyards, workshops, labs, and classrooms across the Hunter.

From pioneering viticulture to world-class port engineering, the region has a proud history of turning vision into reality.

We want to help it do more.

As Premier, I am determined to ensure that the Hunter receives its fair share of the nearly \$30 billion in innovation-driven investment we are targeting over the next decade.

So, to the entrepreneurs, investors, and changemakers reading this Prospectus: the Hunter is ready!

It is a region rich in talent, ambition, and potential.

By investing here, you are not only supporting local economic growth—you are helping shape the future of New South Wales.

Together, we can build a future full of promise and progress.



The Hon Chris Minns MP
Premier of New South Wales

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Maitland - Maitland City Council



Pokolbin - Hunter Valley



Newcastle Harbour - Newcastle



Valentine - Lake Macquarie

Hunter Business Publications thanks the following organisations for their support of the **Hunter Investment Prospectus**.

It is only through these organisations and their active support of the Region that the **Hunter Investment Prospectus** is possible.

GOLD SUPPORTERS

BAE Systems

As Australia's largest defence company in a rapidly growing sector, BAE Systems Australia works with the Navy, Army and Air Force to provide a competitive edge across domains including air, maritime, land, strategic surveillance, guided weapons and autonomy.
www.baesystems.com/en-us/



Hunter Land

Hunter Land is a leader in complex project delivery with its highly skilled team of professionals offering turnkey solutions for property development that includes land acquisition, estate design and management of every aspect of construction for industrial, business park and commercial projects.
www.hunterland.com.au



Cessnock City Council

Cessnock City offers compelling opportunities for businesses seeking to establish, grow or diversify within one of NSW's most dynamic regional economies – the Hunter.
www.cessnock.nsw.gov.au



Kongsberg Defence Australia

Kongsberg Defence Australia is a wholly owned subsidiary of Kongsberg Defence & Aerospace, one of the world's most trusted and respected suppliers of defence systems and products.
www.kongsberg.com



KONGSBERG

Department of Primary Industries and Regional Development

The Department of Primary Industries and Regional Development is committed to unlocking the full potential of regional NSW, and the Hunter is a standout destination for investment.
www.investregional.nsw.gov.au



University of Newcastle

A global top 1% university, the University of Newcastle has delivered superior education and world-class research since 1965.
www.newcastle.edu.au



SILVER SUPPORTERS

Dantia

www.dantia.com.au

Newcastle City Council

www.newcastle.nsw.gov.au

Dungog Shire Council

www.dungog.nsw.gov.au

NGM Group

www.ngmgroup.com.au

Glencore

www.glencore.com

NSW Mining

www.nswmining.com.au

HunterNet

www.hunternet.com.au

Regional Development Australia - Hunter

www.rdahunter.org.au

Lovedale Farm

www.lovedalefarm.com.au

Scorpion International

www.scorpioninternational.com

McNamara Adams

www.mcnamaraadams.com.au

Singleton Council

www.singleton.nsw.gov.au

MidCoast Council

www.midcoast.nsw.gov.au

Upper Hunter Shire Council

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Business Hunter

www.businesshunter.com

EJE Architecture

www.eje.com.au

Housing Industry Association – Newcastle

www.hia.com.au

Hunter Water

www.hunterwater.com.au

Knight Frank Newcastle

www.knightfrank.com.au

Maitland City Council

www.maitland.nsw.gov.au

Port of Newcastle

www.pon.com.au

Port Stephens Council

www.portstephens.nsw.gov.au

Zeal Futures

www.zealfutures.com.au

The Hunter Region of New South Wales excels in so many areas it should be included in any considerations for a business, investment or lifestyle choice.

It is unique in many ways. Often referred to as the “powerhouse of New South Wales” and “a State within a State”, the Hunter combines a vibrant, diversifying economy with a proud history, strong identity, a great lifestyle and a range of competitive advantages as an investment and business location. It is the largest regional economy in Australia.

Covering an area of nearly 33,000 sq km, the Hunter is roughly located between latitudes 31.5° and 33° south and longitudes 150° and 152° east. It is the most populous regional area in Australia. With 810,491 people (Australian Bureau of Statistics June 2024 estimated resident population), the Hunter has significantly more people and greater economic output than Tasmania, the Australian Capital Territory or the Northern Territory.

According to Remplan, in 2024 the Hunter had a gross regional product of \$95.7 billion — making it Australia’s largest regional economy. For coming decades, the Hunter economy is expected to grow at a faster rate than the NSW state average.

In recent years, there has been an increased interest in people and businesses relocating to regional areas and this has accelerated since COVID made many re-evaluate their work-life mix and the greater use of working from home.

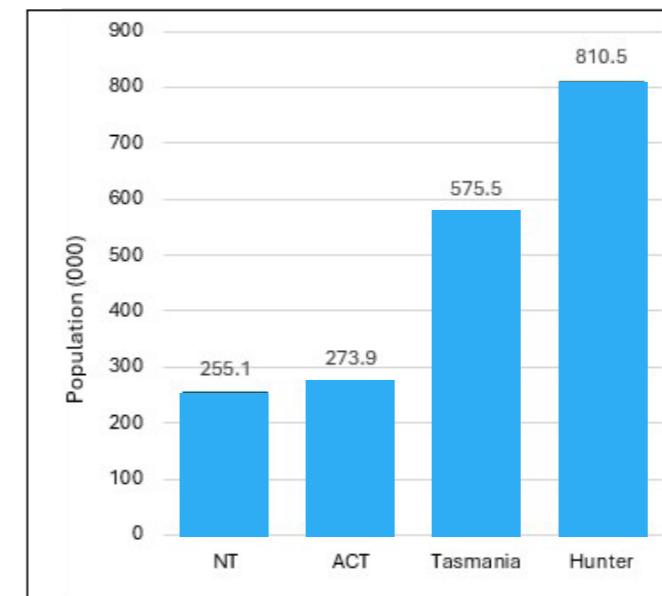
The Greater Newcastle Metropolitan Plan 2036 was launched in September 2018. This first-ever Metropolitan Plan for a non-capital city in Australia, it sets out strategies and actions that will drive sustainable growth across Cessnock City, Lake Macquarie City, Maitland City, Newcastle City and Port Stephens.

In December 2022, the NSW Government released the Hunter Regional Plan 2041. Highlights of the plan include: greater diversification of employment, mining and energy; new approach to sequencing planning for new land uses and infrastructure to accelerate proposals; new pathways to promote economic self-determination, more meaningfully recognise and respect Traditional Custodians; net zero emissions as a guiding principle for all planning decisions; embedding resilience in planning and

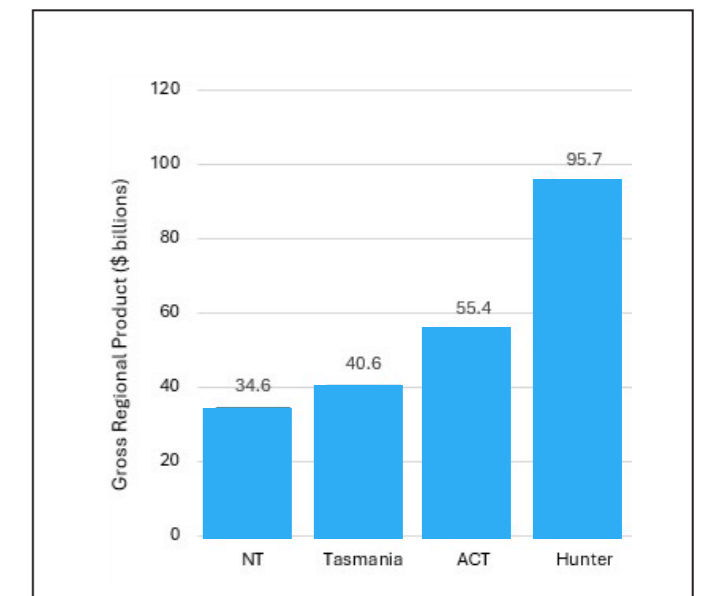


Singleton Council Administration Building

Comparative populations (ABS June 2024 ERP)



Comparative Gross Regional Products (2024, Remplan, ABS)



design decisions; a focus on 15-minute mixed use neighbourhoods; a preference for infill development rather than greenfield development; a renewed focus on green infrastructure, public spaces and nature; better access to and networks of walking, cycling and public transport; a greater focus on equity, meaning that people have greater choice in where and how they live, how they travel and where and how they work.

Those not familiar with the Region are invariably surprised at the strength, vibrancy and diversity of the Hunter economy which stretches far beyond the traditional industries of coal, manufacturing, wine and agriculture which are often associated with the Region.

Whilst the historic industries continue as major contributors, the Hunter undergone substantial structural changes in recent decades, including considerable diversification in industry sectors and expansion in broad service sectors. There is also currently a rapidly growing emphasis on green industries, supported by all levels government.

The Region is embracing innovation as a major economic driver, with industries in the Hunter are characterised by a “can do” attitude that is fuelling sustained economic growth and a secure future. These factors, combined with the Hunter’s numerous other competitive advantages, have seen many billions of dollars invested in recent years by a host of companies, including major national and international corporations.

The Hunter economy’s increasing focus on innovation and intellectual resources is making existing industries more efficient,



Maitland City Council

gaining new global markets and creating new industries that will hold the Hunter in good stead for the future. Increased levels of cooperation between industry, government, educational institutions and other organisations are helping to increase levels of local innovation and driving growth.

The Newcastle CBD has experienced major changes over the past decade, with billions of dollars on Government and private investment transforming Newcastle into a thriving modern city.

There are also a number of revitalisation projects underway or recently completed in other centres around the Hunter, including, but not limited to, Muswellbrook, Denman, Singleton, Cessnock, Maitland and Scone.

SUPPORTING INVESTMENT IN THE HUNTER: A STRATEGIC GATEWAY TO GROWTH

The Department of Primary Industries and Regional Development is committed to unlocking the full potential of regional New South Wales, and the Hunter is a standout destination for investment. Just north of Sydney, the region offers metropolitan advantages without the cost pressures, making it an ideal location for businesses seeking scale, connectivity, and lifestyle.

Our dedicated investment attraction team provides tailored support to domestic and international investors, helping them navigate opportunities across key sectors including defence, renewable energy, professional services, medtech, agriculture, and logistics. With major hubs like Newcastle Airports’ Astra Aerolab, Port of Newcastle’s Clean Energy Precinct and the John

Hunter Health Innovation Precinct, the Hunter is strategically positioned along NSW’s fastest-growing transport corridor, offering seamless access to consumer markets and freight networks.

We offer facilitation support to help investors explore opportunities across regional NSW. This can include guidance on site selection, introductions to local networks, and assistance in understanding workforce and training pathways. We help connect investors with education and training providers to support the development of skilled local talent. We also collaborate with relevant government agencies to help streamline planning and development processes, aiming to reduce barriers and enable timely decision-making.

Whether you're expanding operations or launching a new venture, the **Department of Primary Industries and Regional Development** are here to help in navigating the Hunter’s dynamic investment landscape. Reach out to the Regional Economic Development team for more information: regional.huntercentralcoast@dpird.nsw.gov.au
Or visit: www.investregional.nsw.gov.au

There has never been a better time to invest in the Hunter.

The Department of Primary Industries and Regional Development leads investment attraction, promotion and strategy work across regional NSW.

The Hunter-Central Coast Regional Development team provides end-to-end support for businesses wishing to set up or expand their operations in the Hunter and Central Coast and holds specialist expertise in investment attraction and knowledge in key engine, emerging and new industries.

It works closely with the NSW Government’s overseas trade representatives to attract investment and talent, and connect into innovation ecosystems.



Photo courtesy of Destination NSW

Contact the Department of Primary Industries and Regional Development for more details.
regional.huntercentralcoast@dpird.nsw.gov.au

The Hunter has many advantages as a business location, including a skilled workforce, significantly lower property costs than mainland capital cities, excellent transport links (road, rail, sea and air), proximity to major Australian markets, strong industry networks, world-class educational institutions and much more.

As well as providing an exceptional economic case, the Hunter also offers a quality of life that is hard to match. People relocating to the Hunter experience an excellent lifestyle, with a combination of exceptional natural assets, pleasant climate and a high level of facilities and services. The Region offers very high levels of

education and health services, as well as all the services you would expect from a major centre. Relatively low levels of traffic congestion and affordable real estate prices compared to most Australian capital cities are also very welcome.

The Hunter truly has it all – it's a great investment and business location plus a great place to live.

Port of Newcastle Clean Energy Precinct Final Design



WORKFORCE

The Hunter has a proud reputation for a hard-working, reliable, and flexible workforce that's skilled across a diverse industrial base.

With sustained growth over the last two decades, the Hunter has experienced a continued upward trend in employment. Before this period, unemployment rates in the Hunter were usually significantly higher than state and national averages, which saw many locals moving to Sydney and other major centres in search for employment. Now an increasing number of people are moving to the Hunter for both work and lifestyle reasons.

In recent years there has been an increasing migration of workers from the large capital cities. According to the ABS in the 2023-2024 financial year Sydney had a net internal migration of -41,086 people. With a growing economy, relatively low property prices, an excellent quality of life and proximity to Sydney, the Hunter has been an increasingly popular destination for a significant number of these people.

With technology offering greater opportunities for remote work practices and distributed workplaces, the Hunter is an attractive location for all business sizes from head offices and major regional offices to very small workplaces, either as stand-alone entities or reporting to a head office located elsewhere.

The Hunter has a workforce of over 400,000 and is characterised by high skill levels and particularly strong growth in the knowledge-based sectors.

The availability of labour in the Hunter is enhanced by an excellent road, rail and public transport network which gives employers access to a very large labour pool. In addition, the adjacent Central Coast Region, with a population of over 350,000 has the capacity to add further to the Hunter's labour pool.

A major area of economic growth in the Hunter is in knowledge-based industries. The University of Newcastle and TAFE NSW work closely with regional employers to design courses that meet modern business and industry needs.

Absenteeism and staff turnover rates in the Hunter are low compared with capital cities due to the Region's attractive way of life.

The Hunter has a progressive, co-operative approach to industrial relations and as a result the number of industrial disputes remains low.

The Hunter's unions work together under the auspices of Hunter Workers (formerly Newcastle Trades Hall Council) and the Australian Council of Trade Unions (ACTU).

Industrial relations support is provided through the two major employer groups - Business Hunter and Australian Industry Group (Ai Group) - as well as a number of industrial advocates.

An Australian Government Initiative



Driving economic growth in the Hunter Region

RDA Hunter is part of the national RDA network, established and supported by the Australian Government to champion regionally significant initiatives that drive economic growth.

We work collaboratively to attract investment in the Hunter's people, places, services and industries. We generate evidence and local insights to guide economic development, facilitate meaningful engagement among stakeholders, and communicate opportunities for growth and diversification – all to deliver strong, lasting outcomes for our region.

For more information contact the RDA Hunter office on +61 415 169 703 or admin@rdahunter.org.au

rdahunter.org.au



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8-10 Frank Street, Wetherill Park NSW 2164
P 02 9757 3000 **E** sales@brightprintgroup.com.au
brightprintgroup.com.au



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TRAINING & EDUCATION

The Hunter Region has a strong emphasis on education and training, at both the personal and organisational levels. It is home to a wide range of quality educational institutions and organisations. There is a widespread appreciation of its importance as an essential ingredient for economic growth, particularly in the rapidly growing knowledge-based industries. ABS data demonstrates an increasingly skilled workforce, with an increase in the number of Hunter people seeking higher qualifications. Additionally, most employment growth has been in the knowledge-based industries, and these new jobs require employees with skills and higher qualification levels. The education and training sector is also a major employer in the Region, accounting for around 9% of the workforce.

University of Newcastle

The University of Newcastle has delivered superior education and world-class research since 1965. For more than six decades, the University has been working with industry, community and government partners, to translate new knowledge into innovations that make a real difference – to its communities, economy and our planet.

The University of Newcastle are proud to be ranked in the top 1% of universities in the world and in the top 40 universities globally for impact. With more than 37,000 students from almost 100 nations studying at the University of Newcastle each year, the institution is committed to helping students have an outstanding experience.

The institution's vibrant campuses across Newcastle City, Callaghan, Ourimbah, Gosford, Sydney and Singapore provide spaces to learn, socialise and collaborate. Every undergraduate student at the University undertakes a Career-Ready Placement as part of their degree. This gives them the opportunity to work with industry as part of their study and means graduates are ready for the jobs and innovations of the future.

The University of Newcastle is guided by four core values of excellence, equity, engagement, and sustainability. They underpin the University's activities, shape our research, and drive every student experience.

The University of Newcastle is the sector leader in Indigenous student enrolments and the employment of Indigenous staff. The university is proud to be the equal first university to reach SAGE Silver Award for our commitment to equity.

To find out more, visit www.newcastle.edu.au

TAFE NSW

TAFE NSW is one of the leading providers of education and training in Australia, with industry qualified and experienced teachers bringing up-to-date, real-world skills directly to the classroom.

TAFE NSW offers a wide range of training solutions to support Hunter professionals and businesses including Electrotechnology, Renewable energy, Engineering, Construction, Automotive, Business and more.

Choose from hundreds of affordable, practical courses to get the skills you need.

For more information about TAFE NSW, visit tafensw.edu.au or call 131 601

University of New England (UNE)

UNE Taree is part of the place-based strategy for UNE offering UNE Students of the MidCoast a place to study and connect with UNE representatives. UNE Taree is a connection hub for students, future UNE students and UNE Alumni.

Nihon University

Nihon University Tokyo-based Nihon University welcomed the first students to its new international campus in Newcastle in January 2022. With over 75,000 students, Nihon University is the largest private educational institution in Japan. Originally founded in 1889 as the Nihon Law School, the University now comprises 16 colleges, 20 postgraduate schools, and 32 research institutes. The Newcastle campus is the University's first overseas location.

Atwea College

For over a century, Atwea College (formerly WEA Hunter) has been at the heart of education in the Hunter region, dedicated to meeting the evolving learning needs of the community. With a rich history and a deep commitment to education, Atwea College stands as a trusted institution that continually strives to stay ahead of the curve, offering innovative and relevant educational opportunities.

As a leader in secondary assistance schooling, lifestyle, and vocational learning, Atwea College is not just keeping pace with change but are driving it. They work closely with businesses, government agencies, industry regulators, and students to ensure that courses equip individuals with the skills and knowledge that power economic growth, create new employment opportunities, and foster social inclusion. Atwea's unique position in the region – both in scale and local insight – enables it to provide an agile and responsive approach to education. Their programs extend well beyond traditional classroom learning, tailored to meet the specific needs of both individuals and industries alike. With campuses across the region, Atwea is the chosen learning destination for thousands of students each year, who benefit from exceptional completion rates and measurable outcomes.

Atwea College is also proud to serve those who are often underserved by traditional education providers, offering marginalised and disadvantaged communities the chance to access life-changing education.

Through partnerships with local businesses, Atwea offers industry-tailored training programs that directly respond to the unique needs of employers across the Hunter. This ensures our students are not only prepared for today's workforce, but also ready to shape its future.

For more information, call +61 2 4925 4200 or visit www.atwea.edu.au.

Zeal Futures

Zeal Futures provides high level training and employment experiences.

Their story began in the Hunter in 1981 with two employees and one project, which has paved the way for them to change

thousands of lives through training and employment. Now operating across 8 regional branches and 3 training campuses, their vision and dedication have allowed them to evolve, creating career opportunities, with strong connections to people.

Zeal Futures works with industry leading organisations to offer high-quality, innovative apprenticeship and traineeship programs across a range of industries, maintaining one of the highest completion rates in Australia.

As experts in vocational education and training, they support people through all phases of their learning journeys, creating an environment for students and employees to thrive. Their award-winning team takes a tailored approach, because no two people or businesses are the same.

Contact Zeal Futures on 1800 247 864 or visit <https://zealfutures.com.au>.

King's Own Institute (KOI)

King's Own Institute (KOI) is a private institution of higher education offering high quality accredited diploma, undergraduate and postgraduate courses in Accounting, Business, Management, Information Technology (IT) and postgraduate courses in TESOL (Teaching English to Speakers of Other Languages).

King's Own Institute (KOI) is Newcastle's first private institute of higher education. The institute is located in purpose-built premises in Darby Street, Cooks Hill. This easily accessible location is in the heart of the Newcastle CBD and provides, both domestic and international students, with advanced learning facilities.

Develop your future workforce

Partner with us to harness next generation thinking, build your talent pipeline, and help shape tomorrow's leaders through career-ready placements. Just ask the Newcastle Jets Football Club: after hosting Bachelor of Communication student Reagan for his placement, they welcomed him to their media team.

Top 1%

University in the world*



*QS World University Rankings 2026 & Webometrics 2025 2025 1008 | CRICOS Provider 001093



WE CREATE SUCCESS STORIES

Zeal Futures provides the ultimate training and employment experience, working with industry leading organisations to offer high-quality apprenticeship and traineeship programs. As experts in vocational education and training, we support people through all phases of their learning journeys.

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zealfutures.com.au | 1800 247 864

The contemporary teaching environment supports a hybrid mode of flexible learning, allowing students to interact and work collaboratively in a face to face or online environment.

For more information visit <https://koi.edu.au/newcastle/>

Hunter Trade College

Hunter Trade College is a senior school (Years 11 & 12) and a Registered Training Organisation based in Telarah offering a comprehensive work placement program for young people. Their hands-on approach and quality facilities give students the chance to thrive in their chosen trade.

They support students to reach their potential through a safety first focus, quality academic and technical courses, a supportive and inclusive environment and work-based learning opportunities.

For more information visit <https://htc.nsw.edu.au>

RDA Hunter's ME Program

RDA Hunter leads and facilitates activities to improve economic development in the Hunter Region. The priority areas include regional economic sustainability, collaboration and regional intelligence, and developing a skilled, homegrown workforce. A skilled workforce underpins industry and regional growth and helps build our international competitiveness.

Since 2009 RDA Hunter has delivered the ME Program. The ME Program encourages Hunter high school students to participate in science, technology, engineering and mathematics (STEM) subjects, continue STEM study after school and consider careers in local defence industry companies.

In close partnerships with local industry, including defence prime contractors, multi-nationals and SMEs, students are immersed in industry focused and designed curriculum as well as activities that raise awareness of career pathways in defence industry. These activities encourage student interest in high quality, skilled careers and contribute to their preparedness for

the jobs that Defence projects are creating in the region.

For further information on RDA Hunter's ME Program visit www.meprogram.com.au

Tocal College

Tocal College (RTO 91166) is an NSW Government Registered Training Organisation operated by the NSW Department of Primary Industries and Regional Development (DIPRD). As a specialist training organisation, it delivers training primarily in agriculture and land management.

The CB Alexander Campus located at Paterson in the Hunter Valley is part of the Tocal Agricultural Centre—a Centre of Excellence within NSW Department of Primary Industries and Regional Development. It consists of the College, Regional Services and Regulatory programs, Tocal Field Days and Tocal Homestead. The Hunter Local Land Services (LLS) is also located at the Tocal College, CB Alexander Campus.

For further information about Tocal College visit www.tocal.nsw.edu.au

Avondale University

Avondale is a not-for-profit private higher education provider offering a broad range of undergraduate, postgraduate, and vocational courses. It is run by the Seventh-day Adventist Church, but open to all students. The main campus is located at Cooranbong (Lake Macquarie), with another at Wahroonga in Sydney. Avondale was ranked the #1 university in Australia for overall educational experience in the The Good Universities Guide 2024.

For more information visit www.avondale.edu.au

Other training organisations

A large number of other accredited vocational training and development companies specialising in occupational health and safety, management, leadership and a wide variety of other business-related subjects operate throughout the Hunter.

University of Newcastle



INNOVATION & CREATIVITY

The Hunter has a long history of utilising innovation and it is increasingly driving economic change across the entire region.

The Hunter is widely recognised as a “smart region” with existing and new industries providing unique market solutions and opening up new markets across the globe.

There is a growing number of software companies located in the Hunter.

Several operate under license agreements with global software organisations. These are also complemented by a variety of other quality IT businesses.

With a strong research sector, culture of innovation, world-class educational institutions, increasing collaboration and its inherent business and lifestyle benefits, the Hunter provides an environment that encourages existing businesses to embrace innovation and also provides a powerful case for innovative companies considering a location for their business.

University of Newcastle

University of Newcastle researchers drive discoveries that challenge conventional thinking, break new ground and change

lives. They use their expertise and collaborations to not only create new knowledge but use it to help reinvent our regions. Strong partnerships – both new and established – are central to this.

Research institutes and centres

Backed by world-class research institutes, the University of Newcastle strives to be the research and innovation engine room for its regions.

The Newcastle Institute for Energy and Resources (NIER) forges collaborations between multi-disciplinary research teams and industry partners to help secure a net zero future, deliver next generation resources and support environmental security and sustainability. It also supports the growth of future industries through extensive engagement with partner networks and provides a hands-on professional development for PhD students working with industry partners.

The Institute for Regional Futures partners with government, industry and community to provide research, evidence and strategy that informs policy and supports decision making for the future of our regions. With a focus on regional transformation and resilient communities, it's a critical thought-leader in the region.

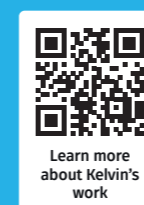
The Hunter Medical Research Institute (HMRI) is a collaboration between the University of Newcastle and the Hunter New England Local Health District. Located on the grounds of the John Hunter Hospital precinct, HMRI is Australia's only regional medical research institute.

Solving our region's challenges, together

Middle ear disease affects 1 in 3 Indigenous children in Australia. Professor Kelvin Kong AM and his team are working to change that. They're applying novel solutions to deliver life-changing ear care to communities where it's needed most. Partner with us to develop innovative solutions and together, let's tackle our region's most pressing challenges.

Top 10

University in the world for Good Health and Wellbeing*



*Times Higher Education Impact Rankings 2025 2025 1008 | CRICOS Provider 001093



Industry engagement

To help its regions thrive, the University connects its research and innovation partners with industry engagement teams that have expertise in research translation, commercialisation and business development.

The Knowledge Exchange and Entrepreneurship (KEE) unit supports business development, intellectual property licensing, University spinouts and commercialisation opportunities.

To support local startups and entrepreneurs, the Integrated Innovation Network (or I2N) is the University's entrepreneurship and venture development unit. In 2025, I2N was recognised as Australia's top startup accelerator and incubator by the Startup Muster and in the last ten years has supported 188 startups. I2N fuels the success of innovators, entrepreneurs, startups and small businesses by connecting them to community, customers, coaching and capital – with the aim of growing and diversifying our regional economies.

The University of Newcastle Research Associates (TUNRA), which is a subsidiary of the University of Newcastle, connects industry partners with University experts for consultancy, testing services and industry short courses and training. It also provides geotechnical and bulk materials expertise and supports hosted research projects

For further information visit
www.newcastle.edu.au/research/partner-with-us

CELL

The Circular Economy Living Lab (CELL) is Australia's first Living Lab dedicated to a circular economy. It is a strategic partnership between Lake Macquarie City Council, Dantia (the economic development company for Lake Macquarie City) and the University of Newcastle.

CELL focuses on projects that could generate new employment within Lake Macquarie by taking waste from within our LGA or close region, converting these into new or alternate materials, and assisting with transitioning away from our carbon and extractive-based economy and attracting new manufacturing/energy.

For further information visit
www.circulareconomylivinglab.com.au

MGA Thermal – University of Newcastle



Dashworks

Backed by Dantia, Lake Macquarie's economic development company, Dashworks offers modern co-working, private office, virtual office, and meeting room hire for innovators, creators, and doers in Lake Macquarie. The members are a collection of motivated entrepreneurs, startups, professionals, creatives and product developers. The rise of entrepreneurship, startups and the gig economy are driving big changes in the way we work. Businesses of all sizes are realising the benefits of coworking in boosting productivity, wellbeing and idea generation.

Dashworks is leading this change in Lake Macquarie and the greater Hunter Region, giving local businesses, product developers, startups, remote workers and professionals an alternative option to high-overheads – a proven model to stimulate growth and drive innovation.

For more information see www.dashworks.com.au

CSIRO

Located in Mayfield West, the CSIRO Energy Centre and National Solar Energy Centre is the headquarters for CSIRO Energy and is a focal point in Australia for energy research.

The Energy Centre sets a benchmark in ecologically sustainable design by showcasing energy generation initiatives, building demand reduction and supply options in conjunction with a significant research and development program across numerous science and engineering domains.

Hunter iF

Hunter iF is an independent member-based for-purpose support organisation that encourages and facilitates innovation, investment, jobs, and growth in the Hunter. It does this by providing a unified hub for founders, entrepreneurs, students and businesses from in and around the Hunter to access a comprehensive, cohesive, and accessible package of services, programs and opportunities to support them at any stage of business.

Hunter iF is accelerating the evolution of innovative ideas to successful outcomes by connecting its members and their opportunities in the Hunter with support from across New South Wales, Australia and beyond. By working collaboratively with the regional innovation community, Hunter iF can unite the region's best and brightest with the tools and resources they need to succeed.

For further information visit <https://hunterif.com.au/>

Hunter Angels

Hunter Angels is an angel investing group committed to identifying and investing in innovative, early-stage companies with the potential for high growth in the Hunter region and adjoining areas.

They prioritise companies with a clear path to monetisation and are led by a diverse team. Hunter Angels also look for founders with a strong vision and the ability to execute on that vision. The goal is to support and invest in these companies to help them achieve their full potential.

In addition to providing funding and support to early-stage companies, they also believe in the importance of mentorship and guidance for entrepreneurs. Their members are experienced investors and professionals and will work closely with the companies invested in to provide valuable insights and advice and to help them navigate the challenges of growing a business.

For further information visit <http://hunterangels.com.au>

RDA Hunter

Advancing innovation in the Hunter is an economic development strategic priority focus for RDA Hunter as it works to increase the region's competitiveness in the world economy. Innovation underpins industry development, diversification and jobs growth. It is a vital part of RDA Hunter's efforts to maintain the Hunter's position as one of Australia's largest regional economies.

The Hunter's innovative business environment supports collaboration between enterprise, tertiary education, research and government to ensure knowledge sharing, technical development and a positive attitude to new ideas. RDA Hunter facilitates this collaboration through its partnerships.

For further information about RDA Hunter's work contact
admin@rdahunter.org.au

The Melt

The Melt is Australia's first fully integrated Accelerator, Coworking space and Industrial Prototyping Lab for Hardware. The Melt Program provides startups who have great hardware products with a structured program including the mentoring, tools and services to help build great hardware products and rapidly grow a successful business. The Melt has two locations in the Hunter, one at Shop 4a, 119 Hunter Street, Newcastle and one at Muswellbrook's innovation precinct in the Upper Hunter focused on Advanced manufacturing.

For Further Information please visit www.themelt.io

Eighteen04

The aim of Eighteen04 Inc. is to support early-stage startups seeking to transform the energy economy, environment and build smart and sustainable cities. The emphasis is on scalable product-based enterprises targeting global markets. Software and hardware startups are welcome as the space will provide affordable office, collaboration and workshop facilities. A dedicated team and resident cohort will facilitate access to networks and create a focal point for local action with strong linkages to the startup scene in Sydney and Internationally.

Eighteen04 is a curated collaborative working space for technology startups in Newcastle and builds on regional strengths to launch scalable technology startups into a global market.

For more information visit www.eighteen04.com.au

The Melt Modern Manufacturing centre in Muswellbrook



EXPORTING FROM THE HUNTER

Export businesses find the Hunter is an outstanding location, with excellent transport links, a wide range of available export-related services and readily available local assistance from a variety of organisations.

Although there are strong road, rail and air links in the Hunter, the major competitive transport advantage for many businesses is the Port of Newcastle. The Port is the largest port on the east coast of Australia. Known as the largest coal exporting port in the world, it is actually one of the most diversified ports in the country, facilitating trade for over 25 cargoes.

The Hunter is also home to Newcastle Airport – one of the leading regional airports in Australia. In partnership with six leading airlines, Newcastle Airport currently offers direct flights to 12 domestic destinations as well as Bali and from March 2026 Singapore via Bali. The Airport recently completed a major upgrade, with its expanded terminal opening on 1 August 2025, adding 50% to the terminal's footprint.

Exporting is one of the most beneficial long-term growth strategies a company can choose, especially in a country with a relatively small domestic market. Export success depends upon having access to practical and reliable information and advice on export planning, finance, markets, distribution and marketing,



Port of Newcastle

and political, cultural and legal requirements.

The Department of Primary Industries and Regional Development and Austrade both have advisers and support services and programs in the Hunter Region. They provide advice to local Hunter businesses on export-related issues, including planning for export, market opportunities, market entry and export grants.

The Hunter has a well-established export culture with a growing and diverse base of businesses that take their products and services to the international market. There is abundant support and training available to support and develop Hunter-based businesses to grow and expand as the world becomes a smaller place and competition increases.

For further information please visit The Department of Primary Industries and Regional Development at www.investregional.nsw.gov.au and Austrade at www.austrade.gov.au

BUSINESS SERVICES

The Hunter Region boasts a diverse range of high-quality business services and is particularly strong in professional services. There is a wide variety of both Hunter-grown business service companies and local offices of national and international companies who have realised the value of doing business in the Hunter.

Almost any business service that is available in the major capital cities around Australia can be found in the Hunter. The quality of these services is also generally at least comparable to those in the large cities. Indeed, many Hunter-grown business service companies are now competing across Australia and overseas, with a great deal of success.

Almost every major financial institution operating in Australia is present in the Hunter, with most having dedicated business banking offices. The Hunter is also home to a number of very successful financial institutions, including the NGM Group (Newcastle Greater Mutual Group), Australia's largest customer-owned bank based on net assets. It was formed when Newcastle Permanent and The Greater Bank merged in 2023 to form an entity with joint assets of more than \$20 billion and over 600,000 customers. The Mutual Bank also has a rich history in the Hunter, servicing the region since 1888.



The extent of available business services can be easily seen from even a brief visit to online business directories such as www.yellowpages.com.au.



SCORPION INTERNATIONAL

SUPPORTING THE
Hunter Business Supply
Chain since 1984

OUR SERVICES INCLUDE

- International Supply Chain
- Project Shipping
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NGMGROUP

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customer-owned banking,
right here in the Hunter.

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ngmgroup.com.au




Newcastle Greater Mutual Group Ltd ACN 087 651 992, Australian Financial Services Licence/Australian credit licence 238273.

MAJOR INDUSTRIES

The Hunter has historically been known for its coal, wine, agriculture and manufacturing. Whilst these industries remain important, the Hunter's industry base has greatly diversified in recent decades and is much broader than most people realise. Growth has been particularly strong in knowledge-based industries.

Local industries are embracing innovation as an important tool for growth, with many local businesses creating new and improved product and service.

Local industries are also widening their market bases, bringing new opportunities and prosperity to the region. Businesses in a wide range of industries are increasingly competing successfully in national and global marketplaces.

Following are just some of the many industries that contribute to the strength and diversity of the Hunter economy.

AEROSPACE

The Hunter has a growing aerospace industry founded around the RAAF's Williamtown Base and Newcastle Airport. A number of Hunter companies provide support for the aircraft that are based at RAAF Williamtown and their success over many years has resulted in a growing aerospace knowledge bank.

Aerospace industries cover both the defence and civil sectors. At Newcastle Airport, through the BAE Systems Fighter facility and at RAAF Williamtown, there is a world-class aerospace industry base. This base includes large global multi-nationals (such as Boeing, Raytheon and Lockheed Martin) through to specialised niche service providers.

BAE Systems has a manufacturing and support facility at Newcastle Airport. BAE has assembled 22 Hawk Lead-in Fighter aircraft for the RAAF and now provides through-life support for the Hawk. In 2022 it was announced that BAE Systems had won a \$1.5 billion contract to modernise and extend support of the Hawk lead-in aircraft in Australia. Australia now currently has 33 aircraft that have all been enhanced to ensure they remain cutting edge and future ready.

BAE Systems Australia is the principal subcontractor to Boeing for the RAAF's Airborne Early Warning & Control (AEW&C) Project Wedgetail. BAE will also sustain the Australian Government's fleet of F35A Joint Strike Fighters, which have been arriving at Williamtown since December 2018. Australia has committed to 72 F-35A aircraft for three operational squadrons at RAAF Base Williamtown and RAAF Base Tindal, and a training squadron at RAAF Base Williamtown. In all 56 of the 72 F35A jets are based at Williamtown.

In 2023 BAE Systems Australia secured a new contract with Lockheed Martin to activate an F-35 Asia-Pacific Regional Warehouse at its Williamtown aircraft sustainment operations. Known as the BAE Systems South Pacific Regional Sustainment Depot, housing critical parts of the Joint Strike Fighter, the warehouse is the third facility in the global support solution for the F-35 program with locations already in the Netherlands and United States. In addition to maintaining Royal Australian Air Force F-35 aircraft, the facility will support F-35 variants operating in the region. This includes aircraft operating out of Singapore, Japan and South Korea, from US Navy and Royal Navy carrier aircraft and US Marine Corps F-35Bs deployed in the region.

Boeing Defence Australia was the prime contractor for the F/A-18 TLS while it was in operation. It is the Prime contractor for the six AEW&C aircraft (based on the 737 airframe) which entered service in 2009 and also provides engineering, logistics and training support.

Eastern Air Services, FlyPelican, Link Airways, Jetstar, Qantas and Virgin Australia operate commercial services from Newcastle Airport delivering direct flights to Australia's major centres as well as Bali. A Singapore via Bali service is scheduled to begin in March 2026.

Opened on 1 August 2025, Newcastle Airport's expanded terminal has transformed the airport's scale, capacity and experience. The new infrastructure adds 50% to the terminal's footprint, introduces eight gates, an expanded arrivals hall, streamlined passenger flows and a state-of-the-art aerobridge, positioning Newcastle Airport to support long-haul travel and a growing domestic network.

Astra Aerolab

Located within the Newcastle Airport Commercial Estate and adjacent to RAAF Base Williamtown, Astra Aerolab is one of Australia's newest Defence and high-technology precincts. Astra Aerolab fosters an ecosystem to deliver Defence sovereign capability, aerospace advancement, and Defence industrial priorities.

Located within the Newcastle Airport precinct, users have direct access to domestic and international travel, as well as proximity to other major hubs and infrastructure including the Port of Newcastle and the M1 upgrade, which will provide further support for Defence Primes and SME's.

Stage 1 infrastructure has been completed, ready for investment. Other projects to support a range of Defence programs are now under development within Stage 2 of Astra Aerolab.

Astra Aerolab provides a platform to capitalise on the Hunter's skilled technical workforce and transition into high-technology industries.

Williamtown Aerospace Centre Precinct 52 (WAC P52)

Precinct 52 is the next stage of the Williamtown Aerospace Centre (WAC).

Extending the success of the Technology Place development, Precinct 52 will offer a greater spectrum of facility solutions. 14 hectares of land will be developed with full scale industrial road access through to the Airport's airside Defence precinct. Precinct 52 will be the platform for world class warehouse, logistics, distribution, assembly, workshop, commercial and light industrial space. Further commercial facilities will be available with easy access to the RAAF Base Williamtown, Newcastle Airport, Newcastle Port and major road access to the M1 to Sydney and Brisbane and Newcastle CBD.

Currently, a number of Defence tenanted building projects have been designed and are now subject to a State Significant Development application with the NSW Government DPE. The WAC SSD application has been supported by the Federal Government's PFAS Independent Review to enable the PFAS impacted areas to be used for Defence industry and facilitate more Defence companies to expand and move to the Williamtown area.

COAL MINING

Coal mining has had a long history in the Hunter Region, dating back to its first discovery in the 18th century. It continues to be a major contributor to the Hunter's economy with nearly 150 million tonnes in coal exported through the Port of Newcastle in 2024.

According to the latest NSW Minerals Council's Member Expenditure Survey in 2023-2024, the participating mining companies:

- supported over 16,564 jobs in the region
- directly injected \$8.8 billion into the Hunter economy
- contributed 25.1% of the GRP of the Hunter region's economy.

Significant coal mining operators in the Hunter include:

- BHP Billiton New South Wales Energy Coal operates the Mount Arthur mine near Muswellbrook. The open-cut mine is the largest coal mine in NSW.
- Bloomfield Group operates the Bloomfield Open Cut mine near East Maitland and the Rix's Creek Open Cut mine near Singleton.
- Centennial Coal is a supplier to local power stations as well as exporting through the Port of Newcastle. In the Hunter it operates Manadalong, Myuna, and Newstan mines near Lake Macquarie. Also located at Newstan is the Northern Coal Services facility, where coal for the export market is stock piled, processed and loaded by rail to the Port of Newcastle.



Glencore's contribution adds up for Hunter communities

For more than 25 years, Glencore Coal has been a source of economic stability in the Hunter region. We proudly contribute billions to Australia's regional, state and national economies - ensuring jobs for thousands of people, and supporting our suppliers in regional NSW.

Scan the QR code to find out how our economic contributions add up for the Hunter, or visit glencore.ws/Contributions

GLENCORE

- Glencore is a world leader in export of thermal coal and in the Hunter owns Bulga, Hunter Valley Operations (49% Glencore, 51% Yancoal), Integra, Liddell Coal Operations (Glencore (67.5%) and Mitsui Matsushima Australia (32.5%)), Mangoola, Mt Owen / Glendell, Ravensworth, Ulan and United Wambo.
- Idemitsu Australia Resources Pty Ltd is the operator of the Muswellbrook Coal open cut and the Boggabri open cut in the Gunnedah basin. The Muswellbrook Coal open cut mine closed in 2022 and is undergoing rehabilitation. It is looking at post-mining land uses including pumped hydro and solar.
- Malabar operates Maxwell Underground Mine and the associated infrastructure, including the Maxwell Solar Farm, which is located east of Denman and south of Muswellbrook.
- New Hope Group has an 80% share of the Bengalla mine located 4 km west of Muswellbrook. Taipower (20%) is also a part owner.
- Peabody Energy Australia (wholly owned subsidiary of US coal company Peabody Energy) operates the Wambo open-cut and underground mines southwest of Singleton. Peabody owns a 50% undivided interest in an unincorporated joint venture that owns the Wambo Open-Cut Mine.
- Whitehaven Coal Ltd is based in the Gunnedah basin and its operations include Maules Creek open cut mine, Narrabri North Underground mine, Werris Creek open cut and

Tarrawonga open cut. Sunnyside open cut is currently in care and maintenance. The Vickery Extension Project has also been approved by the Independent Planning Commission NSW.

- Yancoal Australia Pty Ltd is a wholly owned subsidiary of Chinese coal miner Yanzhou Coal. It owns Mount Thorley Warkworth, Ashton open cut and underground, Astar underground and Hunter Valley Operations (51% Yancoal, 49% Glencore) and the Moolarben mine. Duralie Coal Mine finished production in 2021 and Stratford mine completed coal extraction in 2024.

The Port of Newcastle

The Hunter's coal mining industry is supported by the Port of Newcastle - the world's largest coal exporting port exporting 149.95 million tonnes of coal in 2024.

The rail capacity is 200 million tpa.

There are three coal terminals at the port. Port Waratah Coal Services is the operator of the Carrington (25 Mtpa) and Kooragang (120 Mtpa) coal terminals with a combined loading capacity of 145 Mtpa. Newcastle Coal Infrastructure Group terminal has a capacity of 79 Mtpa.



We still need coal for so many things.

Coal is essential for making steel needed for frames, fences and roofing in new homes and renovations.

And we still need coal for many years to come for reliable energy while the world builds other energy sources.



CREATIVE INDUSTRIES

The Hunter is recognised as a hot spot for creative industries. These businesses are often not large, but they undertake business in a highly distributed basis, and generate significant levels of income for the region. In aggregate creative businesses are substantial employers and make significant value contributions to other business through the development of design and creative content for marketing, product positioning and branding.

The Hunter is gaining recognition as a great location for a wide range of creative industries with excellent support through business networks, mentoring and access to business and resource management capabilities. The National Broadband Network is also allowing creative industries to have a significantly wider commercial reach whilst still enjoying the business and lifestyle advantages of the Hunter.

A strong and growing contingent of locally grown, national and international architects have major operations, with most of the billions of dollars of projects utilising their quality services.

The Region is a recognised centre for TV and film, being home to some of the finest and most diverse cinematic locations Australia has to offer. The Hunter also has a growing cluster of emerging and experienced screen content producers and crew.

The Hunter has a long history of strengths in the cultural creative industries, including museums, galleries, libraries, music, performing and visual arts.

It is also well serviced in other areas such as marketing, publishing and design.

Hunter Creative Alliance (formerly ICAN) was formed in early 2018 by representatives from cross-disciplinary Hunter-based arts and culture organisations and bodies with the aim of establishing a platform for advocacy and collaboration.

Barrington Tops - Gloucester and Scone



ECONOMIC POWERHOUSE

DEFENCE

Defence is a critical sector for the Hunter region's economy, injecting billions of dollars into the local economy and employing thousands of skilled people.

It has a long history in the region, including ship building and maintenance as well as land-based defence, highlighted by the 15,000 ha Singleton Military Area which includes the Lone Pine Barracks.

It is air-based defence that is currently experiencing massive growth, centred on the 56 F-35A Lightning II fighters based at the RAAF Base at Williamtown.

In 2023 BAE Systems Australia secured a new contract with Lockheed Martin to activate an F-35 Asia-Pacific Regional Warehouse at its Williamtown aircraft sustainment operations. Known as the BAE Systems South Pacific Regional Sustainment Depot, housing critical parts of the Joint Strike Fighter, the warehouse is the third facility in the global support solution for the F-35 program with locations already in the Netherlands and United States. In addition to maintaining Royal Australian Air Force F-35 aircraft, the facility will support F-35 variants operating in the region. This includes aircraft operating out of Singapore, Japan and South Korea, from US Navy and Royal Navy carrier aircraft and US Marine Corps F-35Bs deployed in the region.

In August 2024 it was announced that the Federal Government will contribute \$850 million in partnership with Kongsberg Defence Australia to manufacture and service missiles at Williamtown. A ground breaking ceremony was held in December 2024 and construction is expected to be complete in 2026. Once completed and operational, the state-of-the-art missile manufacturing and maintenance facility at the Astra Aerolab precinct will commence production in 2027. This will significantly expand KONGSBERG's capacity in Australia, creating 100 highly skilled jobs and strengthening Australia's sovereign defence capability.

Other global Defence prime contractors including Thales, Boeing Defence, Lockheed Martin, Varley Group, Northrop Grumman, Airbus and Raytheon are also based in the region to support Defence's billion dollar presence.

These Defence primes provide through-life sustainment for Defence and market leading niche defence suppliers. The Hunter offers the complete value chain with expertise in:

- advanced and precision manufacturing
- research and development
- diagnostics and prognostics
- specialist engineering and design
- logistics and asset management
- fleet planning
- through-life supply chain management
- capability management
- weapons systems support
- training, accreditation, certification and design approval
- military simulation training

Hunter Defence

Hunter Defence represents and connects companies competing for prime and supply chain contracts. The Hunter Defence Task Force is focused on demonstrating the capability of Hunter-based defence industry suppliers nationally and internationally, as well as upskilling local SMEs to become 'Defence ready'.

Hunter Defence represents a diverse group of industry stakeholders in the region, including manufacturing and supply firms, industry networks, specialist consultants, advisors and government.

Key Stakeholders include HunterNet, RDA Hunter, Business Hunter, Australian Industry Group, Australian Industry & Defence Network, Industry Capability Network NSW, Hunter Defence Support Network, University of Newcastle, TAFE NSW, local SMEs and the NSW Government.

KONGSBERG



KONGSBERG

Kongsberg Defence Australia

We're investing in the future

Join the Hunter Region's newest tech leader where innovation and technology come together in a brand new state-of-the-art facility.

Become part of the future with us.

SCAN FOR MORE



kongsberg.com

ECONOMIC POWERHOUSE

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Astra Aerolab Artist Impression – Newcastle Airport/Port Stephens



Forged by purpose

The agility of the Royal Australian Air Force ensures Australia's security in an unpredictable world.

In partnership with the RAAF, BAE Systems Australia supports our nation's sovereign defence capability.

Here in the Hunter Region, we sustain the backbone of Australia's fast jet combat and training fleet, ensuring the F-35A Lightning II and Hawk 127 Lead-In Fighter are always mission ready.

Together with the Commonwealth and local industry, we're proud to continuously meet the operational needs of the RAAF and support the delivery of air power as part of an integrated and focused force.



baesystems.com/en-aus

BAE SYSTEMS

ENERGY

The Hunter has a long history as a centre for energy generation and for many years has generated the bulk of NSW's electricity needs through large coal-fired power stations.

As the state transitions towards renewable energy, these power stations are closing but a plethora of clean energy projects and research will maintain the region as a premier energy producer.

Within the Hunter and adjacent Central Coast Region, there are currently three generating companies that operate three coal-fired power stations supplying power to the National Energy Market: AGL's Baywater Power Station has capacity of 2,640 MW, Origin Energy's Eraring Power Station has capacity of 2,880 MW and Sunset Power International's Vales Point Power Station has capacity of 1,320 MW.

Snowy Hydro also has a gas-fired power station of capacity 667 MW to help meet peak demand.

Munmorah Power Station, with a maximum generation capacity of 1,400 MW, was fully decommissioned in 2014. Liddell Power Station, capacity of 2,000 MW was decommissioned in April 2023. Eraring station is scheduled to close in 2027, Vales Point in 2033 and Baywater also in 2033.

The sites of these power stations will remain as valuable locations for large-scale clean energy production because of their connections to the electricity grid. The Waratah Super Battery project is being constructed within the former Munmorah Power Station which includes the largest standby network battery in the southern hemisphere.

AGL is transforming their large thermal sites into integrated industrial energy hubs. The planned Hunter Energy Hub (on the Liddell and Baywater site) will include grid-scale batteries, solar thermal storage, wind and pumped hydro, and a feasibility study is progressing for a hydrogen hub, plus co-location of complementary industry.

The Liberal-National Coalition has announced plans to build seven nuclear power plants across Australia, including one at Liddell in the Hunter, although they are currently in opposition.

Hunter Valley Solar Foundry

The Australian Renewable Energy Agency (ARENA) has announced up to \$151 million in conditional funding under the Australian Government's \$1 billion Solar Sunshot Program (Solar Sunshot) for the establishment of a 500 MW per annum solar module manufacturing facility at Blackhill. The funding will support the development of the Hunter Valley Solar Foundry project, an initiative of the Sunman Group (Sunman) founded by solar pioneer and UNSW alumnus Dr Zhengrong Shi. The project will develop a new, advanced manufacturing facility while drawing on Sunman's pioneering technology and track-record as a lightweight solar innovator. Construction of the facility is expected to create up to 200 jobs, with another 100 ongoing roles once operational. The project will also partner with an accredited training partner to deliver an advanced manufacturing training program.

Hunter Power Project

The \$950 million power station will comprise two heavy-duty, open cycle gas turbines (OCGT) and are the latest and most efficient turbines that the world's best manufacturers can offer

for the site. The OCGTs will operate on natural gas and will be hydrogen-ready. Diesel is available on-site as a backup for the extreme and rare cases where the NSW power grid needs it to keep the lights on. It is expected that OCGTs will be capable of initially running on up to 15% hydrogen and up to 30% hydrogen with additional investment. The power station will have a capacity of up to 750 MW.

Hunter-Central Coast Renewable Energy Zone

EnergyCo is planning the Hunter-Central Coast REZ which will ensure these regions have a key role in a renewable energy future, powering existing industries and supporting economic growth, including emerging technology in green hydrogen, ammonia and metal production, offshore wind, electric vehicle fleet operators and electrification of industrial processes. The Hunter-Central Coast REZ includes 9 local government areas: Muswellbrook Shire Council, Dungog Shire Council, Singleton Council, Cessnock City Council, Maitland City Council, Port Stephens Council, Newcastle City Council, Central Coast Council and Lake Macquarie City Council.

Between December 2021 and February 2022, EnergyCo ran a Registration of Interest (ROI) process for the Hunter-Central Coast REZ and attracted a significant response with commercial interest in renewable generation and storage projects representing almost 40 GW and more than \$100 billion of potential investment. In addition to this investment in clean energy generation and storage, the Hunter-Central Coast REZ will underpin the growth of new low carbon industries such as green hydrogen, ammonia and metals production, which could service both domestic and export markets. The Hunter-Central Coast Renewable Energy Zone gained planning approval from the NSW Government in September 2025.

Port of Newcastle Clean Energy Precinct

Port of Newcastle is regenerating a 220-hectare parcel of industrial wasteland into a dedicated Clean Energy Precinct that will position Newcastle and the Hunter Region as a leading production, storage and export hub for future clean energy products and technologies including hydrogen and green ammonia. Through the Clean Energy Precinct, Port of Newcastle will support all hydrogen, and clean energy projects in the Hunter by providing land, utilities, storage, transport and export infrastructure and services – in turn generating over 5800 jobs, new educational pathways and expanded economic growth. The Precinct is supported by a \$100 million Commonwealth Government funding commitment which effectively designates the Port as the State's future hydrogen hub.

Port of Newcastle Clean Energy Precinct Final Design



The University of Newcastle and NIER

The University of Newcastle has positioned itself to be a leader in research, development and building collaborative partnerships with industry to support the NSW Government's priority to become a national powerhouse in the energy economy. The University is committed to the United Nations Sustainable Development Goals and is ranked in the top 40 universities globally for impact.

For over a decade, the Newcastle Institute for Energy and Resources (NIER) has proven that a multidisciplinary and industry-engaged model can deliver transformational research outcomes. NIER brings together the University of Newcastle's leading researchers to help secure a net zero future, deliver next generation resources and support environmental security and sustainability.

NIER's industrial innovation precinct comprises industrial research workshops, glasshouses, and laboratories and office space – which provide unique opportunities for industry-focused applied research, demonstration and training for approximately 400 staff, students and industry partners.

Through world-class research, industry collaborations and research education efforts, NIER is improving the sustainability and productivity of critical sectors, strengthening the region's resilience and helping the world meet the resource needs of the future.

To find out more visit www.newcastle.edu.au/nier

Australian Centre of Offshore Wind Energy

The Australian Centre of Offshore Wind Energy was established by the Federal Government in mid-2024. The University of Newcastle is a partner. The national centre aims to support the growing offshore wind energy sector, and University researchers will play a critical role in advancing next generation technologies and ensuring our communities are engaged as part of the transition to a sustainable energy future.

CSIRO

The Hunter is also the home to the CSIRO Energy Centre, a research hub for clean energy technologies and world-class facilities.

The CSIRO Energy Centre is pioneering energy research to:

- lower greenhouse emissions
- maximise energy efficiency
- reduce impacts on the electricity grid
- drive next generation solar energy
- deliver breakthrough technologies
- manage the future renewable energy mix

The Energy Centre is home to renewable energy technologies, labs and facilities that are available to industry and government for collaboration.

H2N hydrogen production project

The H2N is a large-scale hydrogen production, transportation and export project, developed in collaboration with key hydrogen users and exporters. Creating Australia's first Hydrogen Valley, its aim is to help unlock the renewable energy resources of the Central West, New England and Hunter-Central Coast Renewable Energy Zones, to produce green hydrogen and associated green feedstock. The hydrogen will initially be used for mining, mobility and other industrial uses in the Upper Hunter. The next stage is to transport hydrogen via a dedicated hydrogen pipeline through the Hunter to users for domestic supply and export

including hydrogen-fuelled turbines to provide green dispatchable energy solutions.

NERA hydrogen clusters

National Energy Resources Australia (NERA) has formed a network of hydrogen technology clusters across Australia, providing seed-funding in partnership with governments and industry to build the skills, capability and commercialisation opportunities in the emerging hydrogen industry. The Hunter Hydrogen Technology Cluster (New.E) has been formed by a range of industry associations, businesses, TAFE and the University of Newcastle, with networks through the Hunter, Central Coast, Orana and beyond. The (New.E) is hosted at the Newcastle Institute for Energy and Resources (NIER). The Cluster forms part of H2TCA: Hydrogen Technology Cluster Australia.

Hunter Energy Hub

AGL Energy and Fortescue Future Industries executed a Memorandum of Understanding to explore the development of a hydrogen production facility at the site of the of Baywater and former Liddell coal-fired power stations. The facility forms part of a proposed Hunter Energy Hub development, that would combine grid-scale batteries, solar thermal storage, wind and pumped hydro. In August 2022, an expanded feasibility study was to map key operational and commercial plans for the project as well as developing a production timeline. Focus is on assessing the implementation of a large-scale renewables-based production facility ranging from a minimum 150 MW and up to 2 GW of hydrogen and its derivatives such as ammonia for export and domestic use. At the end of 2023 AGL and battery recycling start-up, Renewable Metals, have signed a Memorandum of Understanding (MOU) to develop a pre-feasibility study into establishing a lithium battery recycling facility at AGL's future Hunter Energy Hub. In January 2024 AGL and innovative solar technology company, SunDrive, signed a Memorandum of Understanding (MOU) to explore the development of a solar photovoltaic (PV) manufacturing facility at the Hunter Energy Hub.

The Liddell Battery

The Liddell Battery is a 500 MW, two-hour duration, grid scale battery to be located on the former Liddell Power Station site belonging to AGL Macquarie. The total construction cost is estimated to be approximately \$750 million. Construction work for the battery has commenced in June 2024, with the commencement of operations targeted for January 2026. Fluence has been selected as the engineering, procurement and construction (EPC) contractor. Connection Agreements have been signed with Transgrid to construct and operate 330/33kV battery substation and ~450 m of 330 kV overhead transmission line and an extension to the existing 330 kV switch yard.

Tomago Battery

The Tomago Battery is a 500 Megawatts (MW), 4 hour duration (2,000 megawatt-hour (MWh)) capacity grid scale battery being constructed at Tomago. The battery has the potential to improve the reliability of the grid by storing power for use when energy demand exceeds generation.

Construction began in December 2025, with the commencement of operations targeted for the second half of 2027. The project will provide up to 200 jobs during the construction phase and up to six ongoing jobs when operational. The total construction cost is estimated to be approximately \$800 million. Fluence has been selected as the engineering, procurement and construction (EPC) contractor.

Waratah Super Battery

To ensure NSW continues to have reliable energy supply following the closure of the Eraring Power Station, the NSW Government is delivering the Waratah Super Battery project within the former Munmorah Power Station which includes the largest standby network battery in the southern hemisphere. Akaysha Energy is responsible for the construction of a Battery Energy Storage System (BESS) which is anticipated to be 850 MW / 1680 MWh. The large size will allow Akaysha Energy to trade additional capacity in the electricity market to access additional revenue streams. It is expected to be fully operational in 2026. Transgrid will also undertake network upgrades to maximise the benefits of the project and be responsible for operating the SIPS once the Waratah Super Battery is operational. The WSB project is expected to stimulate up to \$1 billion in private investment into new energy storage and associated network augmentations.

Eraring battery

Origin Energy is building a large-scale battery development at Eraring Power Station in four stages. When complete, the total size of all four stages will be 700 MW / 3,160 MWh, making it the largest battery development in the southern hemisphere. Stage one and three are scheduled to come online early in 2026. The second and fourth stage of the battery are scheduled to come online in the first quarter of 2027.

Hunter Dispatchable Energy System

The Hunter Dispatchable Energy System (HDES), a project by AGL which it obtained through acquisition Firm Power, is a distributed stand-alone battery system designed to balance the grid and support the performance and future uptake of renewable energy. The HDES is made up of three Battery Energy Storage Systems (BESS) situated at, Awaba, Beresfield and Muswellbrook. The proposed Awaba Battery Energy Storage System (BESS) is a 50 MW stand-alone battery to be located adjacent to Ausgrid's Awaba Substation. The proposed Beresfield BESS is a 170 MW stand-alone battery to be located adjacent to Ausgrid's Beresfield Substation. The proposed Muswellbrook BESS is a 150 MW stand-alone battery to be located adjacent to Ausgrid's Muswellbrook Substation. All three BESS are currently at an early stage of development with land secured and the initial phases of planning and grid connection underway.

Brandy Hill Battery Project

Renewable Energy Systems Ltd is proposing to build a 250 MW battery at Brandy Hill next to a large substation for connection to the grid. The proposal is for 250 MW maximum power with up to 1000 MWh of storage.

The Liverpool Range Wind Farm

The Liverpool Range Wind Farm project is located across three local government areas with wind turbines proposed within the Warrumbungle and Upper Hunter Shire Council areas, between the townships of Coolah and Cassilis, and a transmission line to connect into the national grid south of the site. Developed initially by Epuron beginning in 2009, the Liverpool Range Wind Farm received planning approval for up to 267 turbines in March 2018. In early 2019 Tilt Renewables acquired the project. There have been significant advancements in wind turbine technology since the 2018 approval. The latest turbines, while larger, are more efficient, meaning the project could be built with fewer turbines while powering more homes. From October 2023 the modified project is looking at 185 of the larger turbines. Amended development consent was granted on 23 October 2024.

Muswellbrook Pumped Hydro

Through its joint venture with AGL, Muswellbrook Pumped Hydro Pty Ltd, Idemitsu Australia has signed a \$9.45 million Funding Agreement with the NSW Government's Energy Corporation of NSW (EnergyCo) to progress the proposed Muswellbrook Pumped Hydro Energy Storage (PHES) project at their old Muswellbrook Coal mine site. The proposed 400 MW 8-hour storage Muswellbrook Pumped Hydro plant is expected to provide power and grid support services at critical times. Idemitsu's masterplan for the site includes a proposal to convert the area to a Clean Energy and Industrial Precinct delivering potential for new employment and economic. The project and new precinct will incorporate green hydrogen, solar, battery energy storage systems (BESS) and pumped hydro. First generation is targeted for 2029 if advanced development studies are successful, and the project receives final investment decision and government approvals.

Hunter Valley Hydrogen Hub

The Hunter Valley Hydrogen Hub project proposes to deliver a safe, reliable, and commercial-scale hydrogen supply chain in the Newcastle industrial and port precinct. Located on Kooragang Island, Phase 1 of the project aims to decarbonise part of Orica's nearby ammonia manufacturing plant existing natural gas feedstock with hydrogen. Some hydrogen produced will also be made available as a fuel for buses and trucks, displacing the use of diesel. Given the proximity Port of Newcastle's Clean Energy Precinct and deep-water port, the project is being designed with the potential to be scaled up to an export development in the future, providing employment growth opportunities and further energy diversification for the region.

Edderton Solar Farm

Malabar Resources Ltd and EDF Renewables Australia have established a joint venture to develop the Edderton Solar Farm near Muswellbrook. Using existing transmission infrastructure in the region the solar farm would produce approximately 800,000 MWh of electricity each year, which is enough to power at least 130,000 homes. A Battery Energy Storage System will also be deployed at the site.

Hydro Energy Storage projects in Upper Hunter

AGL has acquired two early-stage PHES projects being developed by Upper Hunter Hydro (UHH), in the NSW Hunter region. The projects, being developed at the Glenbawn and Glennies Creek reservoirs in the Upper Hunter, are to provide 770 MW and 623 MW of capacity, respectively, with each facility able to deliver approximately 10 hours of dispatchable power. There is also the potential to integrate wind generation to the mix in the future.

Waratah Super Battery



EQUINE

The Region's equine industry is centred in Scone in the Upper Hunter and extends into the Muswellbrook and Murrurundi areas. It is Australia's Horse Capital and one of only three International Centres of Thoroughbred Breeding Excellence in the world - alongside Kentucky in the USA and Newmarket in the UK. It is home to the largest concentration of thoroughbred breeding studs in the world, outside of Kentucky USA, and is Australia's largest producer, supplier and exporter of premium thoroughbreds.

The Hunter Valley produces 50% of Australia's thoroughbred foals and is responsible for over 70% in volume and 80-90% in value of Australian thoroughbred exports. It contributes \$2.6 billion to the NSW economy and over half a billion to the regional economy annually, making it an important contributor to the economy in the area and the Region generally.

The Hunter Valley has a rich history of producing horses for nearly 200 years. While breeds such as the Australian stockhorse and the quarter horse are also important for the area, it is the world class and world recognised quality of thoroughbred horses bred and raised for the racing industry that has distinguished it as an industry of state, regional and international significance in the area.

The area is acknowledged as one of the largest thoroughbred nurseries in the world and has attracted substantial investment by international breeding and racing leaders to establish thoroughbred studs.

The industry has seen the establishment of world-class infrastructure that includes modern training and racing

complexes, the Hunter Valley Equine Research Centre at Scone, Hunter Valley Thoroughbred nursery and equine-related education facilities with TAFE NSW. The Scone Equine Hospital is the largest in the Southern Hemisphere and opened a new state-of-the-art Equine Hospital & Referral Centre Development in 2024.

Over 75 studs are located in the area and the majority of these sell horses to both the Australian and overseas buyers.

The thoroughbred industry employs more than 5,000 full-time, part-time and casual employees in the region and supports over 220,000 jobs nationally throughout its value chain. The industry fosters, supports and accesses a sophisticated network of equine support industries including farriers, fodder producers, saddlers, equine transport companies and veterinarians. In addition it accesses and supports a wide range of industries and services that include: adjustment farms, builders and tradespersons, machinery and equipment maintenance, fuel and transport companies, fertiliser producers, accountants, media and marketing, equine auction houses, float builders and drivers, IT specialists, events management, accommodation, fashion, hospitality and tourism industries.

The outlook for the thoroughbred industry is positive. The Asian Racing Market is growing strongly, with the Hunter Valley recognised as a respected supplier of thoroughbred horses.

The Hunter Region's proximity to both Newcastle Airport and Scone Regional Airport provides ready access for international / interstate buyers and the potential for international air freight of horses.



FOOD & AGRIBUSINESS

Historically the Hunter Region is an important food and agribusiness Region with billions of dollars of production per annum.

The Hunter is an internationally recognised centre for wine. With a history that dates back to the early 19th century, the Hunter is Australia's oldest wine growing region and rated by many as Australia's best.

Centred on Pokolbin, near Cessnock, the Hunter Region's wine industry and the tourism industry that complements it are significant contributors to the regional economy. There are also several other important wine sub regions in the Hunter, including Broke Fordwich, Denman and the Upper Hunter.

The Region is also strong in the production of wheat, sorghum, barley and other grain cereals, vegetables, grapes, olives, sheep, cattle, pigs, horses, poultry, eggs (including a strong free-range sector), dairy products and seafood.

Major centres for the beef industry are Scone, Muswellbrook, Merriwa, Singleton, Maitland, Dungog, Gloucester and the Manning Valley while the prime lamb industry is concentrated in Merriwa and Murrurundi.

Local meat production is complemented by EC Throsby Abattoir at Whittingham, JBS Australia - Scone Abattoir, Steggles Poultry Abattoir at Beresfield and NH Foods' Wingham Abattoir.

The dairy industry is centred around Dungog, Gloucester and the Manning. Tim Bale set up Manning Valley 'Farmers' Own' milk, which distributes through Woolworths. The product has been a

huge success with seven Manning Valley dairy farmers producing up to 12 million litres of milk a year (25% of NSW milk).

With hundreds of kilometres of coastline as well as major rivers and lakes, the Hunter is a significant centre for the production of a variety of seafood. There are also many oyster farmers, including Graham Barclay Oysters, the largest producer of Sydney Rock Oysters in Australia.

The beverage sector is also a significant sector, with a wide variety of breweries, ranging from the award winning Murrays Craft Brewing Company (Port Stephens) down to an array of micro-brewers. Saxbys Soft Drinks in Taree (MidCoast) is a significant manufacturer of soft drinks, particularly ginger beer, and has been operating since 1864.

The Hunter is also becoming home to spirit production. In 2025 Sydney Rum Distillery (SRD) moved its operations into the iconic Muswellbrook OAK Factory. Some other places producing spirits in the Hunter are Earp Distilling Co. (Newcastle), Hunter Distillery (Pokolbin), Newy Distillery (Lake Macquarie) and Pokolbin Distillery (Pokolbin).

There is an increasing number of niche businesses in the Region focusing on producing for specific markets. These include: goat milk, goat and rabbit meat, native and fresh flowers, herbs, chillies, echinacea, exotic stud cattle, snails, essential oils, native flowers, viticulture, asian vegetables and alpacas. Many of these operators are developing niche export markets for their products.

Many other areas of the Hunter agribusiness sector are also actively seeking additional global markets.



HEALTH

Health is a major industry sector in the Hunter Region. Health Care and Social Assistance employs around 18.4% of the workforce, compared to the national figure of 16.2%.

The major provider of health services in the Region is Hunter New England Health which provides a range of public health services to the Hunter, New England and Lower Mid North Coast regions. In total, the organisation has around 18,000 staff (including over 2,000 medical officers) and is supported by 1,600 volunteers. Hunter New England Health operates a wide range of: tertiary referral hospitals, rural referral hospitals, district hospitals, community hospitals, multipurpose services, community health services, mental health services and facilities, and residential aged care facilities.

Public hospitals in the Hunter Region include Belmont Hospital, Calvary Mater Newcastle, Cessnock Hospital, Dungog Hospital, Gloucester Soldier's Memorial Hospital, John Hunter Hospital, John Hunter Children's Hospital, Kurri Kurri Hospital, Maitland Hospital, Manning Base Hospital, Muswellbrook Hospital, NSW Residential Eating Disorders Centre, Scott Memorial Hospital - Scone, Singleton Hospital, Tomaree Hospital, Wilson Memorial Hospital - Murrurundi and Wingham Hospital.

The Master Plan for the NSW Government's John Hunter Health and Innovation Precinct (JHHIP) which includes a \$835 million investment in John Hunter Hospital and John Hunter Children's Hospital is now under construction and is expected to be completed in 2026.

The Region also accounts for over 10% of the State's licensed private hospital beds. Most of the private hospitals provide general medical, nursing and allied health care, surgery including day surgery, antenatal care and obstetric care.

The main private hospitals in the Hunter include Christo Road Private, Hunter Valley Private, Lake Macquarie Private, Mayo Private Hospital, Lingard Private, Maitland Private, Newcastle Private, Toronto Private and Warners Bay Private. Other day surgeries and some of the private hospitals provide more specialist services such as in-vitro fertilisation, coronary care, dental, eye, plastic, cosmetic and reconstructive surgery.

Lake Macquarie Private Hospital is undergoing a major redevelopment. Expected to be completed in 2026, the improved hospital will offer 248 private inpatient beds, 14 operating Theatres, three Cardiac Catheter Labs plus Hybrid and Vascular labs, Critical Care, Intensive Care and an enhanced 24 hr Emergency Department, as well as on site Radiology and Oncology services.

The Hunter is also home to the Hunter Medical Research Institute (HMRI), the second largest medical research institute in NSW and the only regional institute of its kind. In partnership with the University of Newcastle and Hunter New England Local Health District, HMRI represents more than 1,700 medical researchers, students, and support staff across multiple campuses. Researchers cover an extensive range of research areas including asthma, cancer, stroke, mental health and many more. They also have extensive expertise in a range of approaches to medical research including drug repurposing and brain neuromodulation.

The University of Newcastle is renowned for its medical research and finding new ways to help people live better, healthier lives.

Its health and medical researchers have made breakthroughs that are leading to new and better ways to diagnose and treat a wide

range of cancers, from ovarian cancer to brain cancer, leukemia, breast cancer and more. Their work in the fields of genomics, stem cell research, immunotherapies, organoids and multi-cellular models is paving the way for even more discoveries that will improve clinical outcomes and quality of life for patients worldwide.

The Health Innovation Living Lab (HILL) is a partnership between the University and the Hunter New England Local Health District. HILL is designed to help develop health innovation in the region, with a focus on commercialising and scaling up technologies that are likely to have the greatest impact on equity of care for rural and regional communities, including digital health, sustainability in healthcare, medical technology, as well as operations and logistics.

The University has also partnered with the Central Coast Local Health District to deliver the Central Coast Health and Wellbeing Living Lab. It brings older people, caregivers, businesses, healthcare professionals, service providers and researchers together develop solutions that help us live fulfilling, connected lives as we age – empowering people to maintain their independence and contribute to their communities.

The University's strong relationship with the Hunter New England and Central Coast Local Health Districts ensures medical, clinical and allied health students are given access to tertiary level healthcare placement and practice. Students undertake clinical placements alongside some of Australia's most accomplished, regarded and skilled healthcare practitioners

The Health & Medtech Industry Cluster (HMIC) is an economic development initiative of RDA Hunter. It was established in 2020 to help build the Hunter's healthtech ecosystem and support regional sovereignty. It has grown into an informal cluster of companies and organisations that share a vision for the region as a strong healthtech contributor nationally and internationally. HMIC works with industry, research, Health, governments and enabling organisations to support industry/health, industry/research translation and industry/education collaborations. Its primary aims are to: identify opportunities for the local industry base to grow and diversify, and to raise the profile of the Hunter Central Coast as a location for health & medtech. The HMIC stakeholder base is large and varied and reflects the region's wider economy. It includes companies with technical expertise in health & medtech, advanced manufacturing and engineering companies, our LHDs, clinicians, allied health companies, healthtech-focused professional services companies, researchers, educators, government and industry peak bodies.

The Hunter is serviced by the Ambulance Service of New South Wales, providing emergency clinical care, rescue and patient transport. These services are provided out of 26 local ambulance stations which operate ambulance vehicles, other support vehicles and ambulance aircraft. There are also seven Community First Responder centres.

The Westpac Rescue Helicopter Service (WRHS) is an aeromedical search and rescue service that commenced operations in 1975 in Newcastle. Funds from NSW Health, corporate sponsorship and the community allow aeromedical rescue to be provided without charge to patients.

There are a wide range of aged care facilities across the Hunter. Major private, church-based and community-based providers include Anglican Care, Catholic Care for the Aged, Empowered Living Support Services, Churches of Christ, Salvation Army Aged Care Plus and Uniting Care.

MANUFACTURING

Manufacturing has been a major component of the Hunter economy for around 160 years servicing heavy engineering facilities such as ship building, railway rolling stock, mining, steel and chemical industries.

In addition, manufacturers are involved in supporting the equipment and technology needs of all three Defence services. In particular, huge opportunities are available at Williamtown, including the Joint Strike Fighter program with a squadron housed at Williamtown RAAF Base. In August 2024 it was announced that the Federal Government will contribute \$850 million in partnership with Kongsberg Defence Australia to manufacture and service missiles at Williamtown. A ground breaking ceremony was held in December 2024 and construction is expected to be complete in 2026.

The manufacturing industry in the Hunter employs around 30,000 people and is a major driver of the local economy. The region is populated by approximately 600 large and small to medium manufacturing, engineering and technology companies. Small and medium enterprises comprise 80% of regional manufacturing companies. Manufacturing contributes nearly \$4 billion in value add to the regional economy and nearly 7% of GDP.

Overseas owned companies include: Downer Group, UGL Limited, Thales, Liebherr, Lockheed Martin, Boeing, BAE Systems, Caterpillar, McLanahan Corporation, Rexnord Australia, RCR

Mining and RCR Energy, Komatsu Mining, Rema Tip-Top Asia Pacific, Bridon Bekaert Ropes, Liberty Onesteel and Orica Chemicals.

Australian public and major private companies include: Civmec, Ampcontrol, Monadelphous, Whiteley Corporation, Varley Group, Molycop, Bloomfield Group, Westrac, Nepean Group and R&R Murphy.

Industry is well served in skills training, tertiary education, science and engineering research by the University of Newcastle.

The University is increasingly connecting with industry to form collaborative partnerships for students and researchers and build access to the skills and research capabilities for industry through engagement with our resources and technology. In fact, every student starting a degree at our University now undertakes a career-ready placement as part of their degree. These placements ensure graduates are highly employable when they finish their degree and creates a pipeline where businesses can identify highly employable graduates.

In 2025, the University opened the new Advanced Prototyping Facility and Modern Manufacturing Workshop to help industry to move clean energy and circular economy technologies from the lab to the marketplace. Developed as part of the Trailblazer for Recycling and Clean Energy initiative, the facilities enable rapid prototyping, real-world testing and technology refinement to build investor confidence and drive market readiness.

growing pool of skilled and ready graduates. HunterNet is a co-operative of manufacturers, engineers, IT providers, electrical and consulting companies working together to help develop and strengthen the region's manufacturing capability. They have developed a variety of initiatives aimed at improving the competitiveness of the local manufacturing industry. HunterNet is actively engaged in developing export opportunities for members in the energy and resources spaces in South East Asia.

The combined resources and expertise of HunterNet members has enabled many Hunter companies to gain contracts that would otherwise be out of their reach.

While the region still has a large footprint in heavy engineering, Advanced Manufacturing has been emerging over several years. With the use of smart technologies, Hunter industries are improving products and processes in many traditional industries including medical, food, supply chains and other industries.

Business processes have improved over several years with improved controls and ISO standard quality management systems standards to ensure that they meet the needs of customers, other stakeholders as well as the statutory and regulatory requirements related to their products. Hunter companies are now improving processes by training staff and implementing Lean manufacturing for the elimination of waste in the manufacturing pipeline.

Hunter manufacturers are developing and improving their

A spinout company of the University, MGA Thermal, is driving the shift towards renewable energy by manufacturing and producing stackable miscibility gap alloy (MGA) bricks that can store thermal energy at a fraction of the cost of a lithium-ion battery. For their incredible work in the renewables space, MGA Thermal was named one of the 'Top 25 Entrepreneurs Breaking New Ground' by The Australian.

Since 2009, RDA Hunter has been designing, creating and implementing initiatives that STEM-skill Hunter students to prepare them for the jobs of the future. RDA Hunter's ME Program activities are in direct response to local industry's need for STEM skilled employees and to boost the growth capacity of the Hunter's innovative defence industry and manufacturing sectors.

RDA Hunter's ME Program focuses on moving students towards future technologies such as Robotics, Cybersecurity and Systems Engineering. In 16 years, these programs have impacted thousands of school students through innovative, hands-on and fun educational experiences and immersive industry activities that teach the skills young people will need in the future.

The Hunter-developed initiatives grow and diversify as industry and technology advances. RDA Hunter's ME Program has gained significant national attention and are being replicated and implemented in many schools across the country. These programs are making a real difference to Hunter students - evidenced in improvements in the uptake of STEM based subjects - and Hunter industry that has increased choice due to a

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supply chain performance and relationships, ensuring they remain competitive and capable to deliver increased. This has increased small and medium enterprise productivity within Defence and rail.

Many Hunter companies are now increasing the levels of design or technologically complex, innovative, reliable, affordable, and available products, which are newer, better, more exciting and solve a variety of society's problems. The Hunter has the ability to custom manufacture high precision components and to manufacture high or low volumes.

By adopting smart manufacturing techniques and investing in the latest technology, many Hunter manufacturers are being invigorated and finding they can compete in many areas around the world. The Region has a global engagement perspective and commitment to being globally competitive.

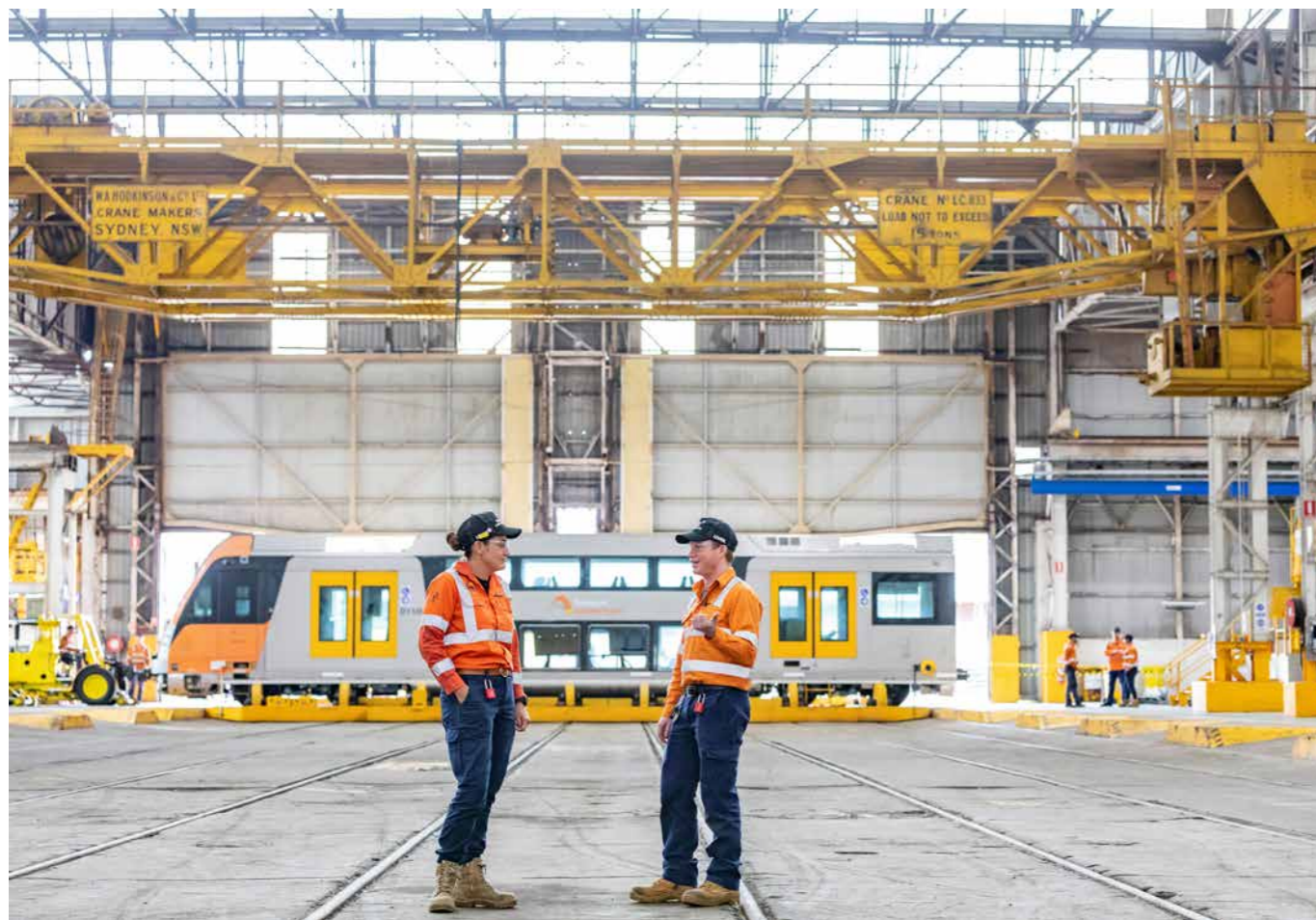
There is also a vibrant start-up community in the Hunter supported by accelerators and incubators such as The Melt, Eighteen 04, and the University's Integrated Innovation Network (or I2N).

Adapting to these changes and transformations, the industry member co-operative HunterNet has identified the need for quality leadership and develops the future leaders of the region through the HunterNet Future Leaders Program which has been accredited by The University of Newcastle with two units of credit towards an MBA.



Dantia – Lake Macquarie

Downer Group - Newcastle



TOURISM

Tourism is a significant contributor to the Hunter Region's economy. It was badly affected by the COVID pandemic but has rebounded strongly.

For the 12 months to 30 June 2025, the Hunter attracted 3.4 million visitors and around \$1.3 billion expenditure.

The Region also offers almost limitless opportunities for investors due to the Hunter's close driving proximity to Sydney, easy air access from major domestic centres, great diversity of attractions and its appeal to all market segments.

The Hunter was the domestic day trip capital of regional NSW, welcoming two million visitors in the year ending June 2025.

Although most tourists visiting the Hunter are domestic, international visitors is the fastest growing sector.

Newcastle Airport is serviced by Jetstar, Virgin Australia, Qantas, Link Airways, Eastern Air Services and FlyPelican, flying to 12 domestic destinations as well as Bali. A Singapore via Bali service is scheduled to commence in March 2026. Opened on 1 August 2025, Newcastle Airport's expanded terminal has transformed the airport's scale, capacity and experience. The new infrastructure adds 50% to the terminal's footprint, introduces eight gates, an expanded arrivals hall, streamlined passenger flows and a state-of-the-art aerobridge, positioning Newcastle Airport to support long-haul travel and a growing domestic network.

The Port of Newcastle was increasingly being visited by luxury cruise liners. There are currently nine liners scheduled to visit Newcastle in 2026, and forward bookings extend to 2027.

The Hunter Valley's Wine Country Region is based around Australia's oldest and arguably most famous wine growing region with an array of wineries open to the public. It attracts millions of visitors annually, with many staying overnight or longer at the numerous guesthouses, hotels and resorts. Other major attractions include the 25-hectare Hunter Valley Gardens and hot air ballooning. It also attracts major local and international artists to concerts.

Known as the Blue Water Paradise and covering almost 1,000 sq km, Port Stephens is characterised by breathtaking natural beauty, golden sand, pristine waterways, spectacular scenery, unspoilt national parks and abundant wildlife. Tourists are offered a vast array of water and land activities, including dolphin and whale watching. The famous sand dunes at Stockton cover an area of 4,200 hectares and provide activities such as sand boarding, 4WD beach and dune driving, horse and camel riding, and quad biking. The Port Stephens Koala Sanctuary, which opened in 2020, offers a variety of unique experiences and is proving very popular.

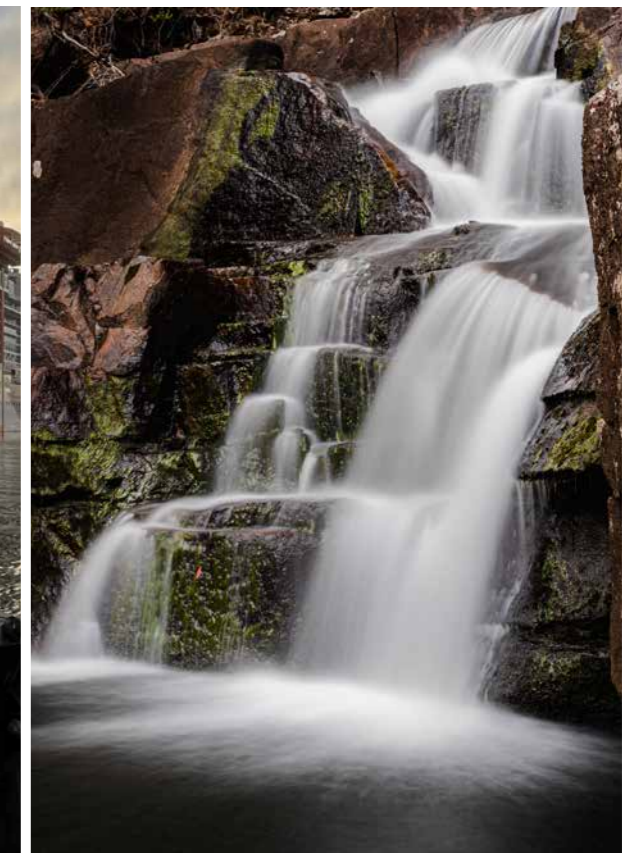
Newcastle has long been known to the corporate visitor and is now beginning to emerge as a leisure destination with more people becoming aware of its unique attractions. Attractions include The Hunter Wetlands Centre, Blackbutt Reserve, award winning beaches, Fort Scratchley, Newcastle Museum, Newcastle Art Gallery, Honeysuckle waterfront and harbour cruises to name just a few. Venues such as the Civic Theatre and the Newcastle Entertainment Centre accommodate a wide range of concerts, exhibitions and conventions.

Lake Macquarie is Australia's largest salt water lake, over four times as large as Sydney Harbour. It offers a range of water activities, including swimming, fishing, sailing, cruising, kayaking,

Celebrity Edge arriving in Newcastle



Gloucester Falls



houseboats and water skiing. Its vicinity to the Pacific Ocean and the Watagan National Park also means that a wide range of other activities are close at hand. The Watagan National Park covers 7,751 hectares of an extensive mountain range north of Cooranbong and Morrisset. It is great for touring the forest roads by car, mountain bike or on horseback.

Maitland offers a blend of heritage and contemporary style, encapsulating the best of the past and the present. The street scapes of Maitland and surrounds are lined with historical buildings dating from the early 1800s. Other major attractions include the township of Morpeth.

Tourism is one of the major industries of the MidCoast LGA. Known for its natural assets, the Manning Valley offers nine stunning National Parks and Reserves, 45 km of pristine coastline and the only double delta river system in Australia. One of the major draw-cards is Ellenborough Falls. At 200 metres, it is one of the longest single drop waterfalls in the Southern Hemisphere. There are also 26 seaside and hinterland villages to explore.

Gloucester is the basecamp for Barrington Tops. At 1,586 metres, the world heritage listed Barrington Tops is the highest point in NSW outside the Snowy Mountains. It varies from subtropical rainforests in the deep valleys to subalpine woodland on the plateau, which regularly has snowfalls in winter. Barrington Tops is also the habitat of an enormous diversity of plant and animal

life. It protects more than 50 rare or threatened species. The area is well-known for its bush walking, ranging from short, easy walks to steep overnight treks.

Other "must see" destinations in the Hunter include Lake St Clair, Lake Glenbawn and Mount Royal National Park.

The Hunter Region has a growing reputation as a great destination for both the active sportsperson and the sports watcher. One of the major tourism sports in the Hunter is golf, with the Region boasting numerous world-class golf courses, several of which also incorporate top-quality accommodation facilities.

For those that enjoy watching sport, the Region offers a wide range of sporting attractions, including national men and women rugby league and football matches, professional surfing contests and regular horse racing meetings at Broadmeadow, Cessnock, Muswellbrook, Scone, Taree and Tuncurry.

The Hunter is home to a wide range of festivals that attract an increasing number of visitors to the Region. These include Newcastle Jazz Festival, Hunter Valley Wine & Beer Festival, Lovedale Long Lunch, Taree Aquatic Powerboat Easter Spectacular, Hunter Valley Steamfest, Dungog Rodeo, Love Sea Food Tastes Port Stephens, Scone Horse Festival, Festival of the Fleeces, Hunter Valley Airshow, Warbirds Over Scone and many others. A number of regional shows are also held annually.

Pokolbin - Hunter Valley



MAJOR PROJECTS

The Hunter is attracting billions of dollars in project investment, providing confidence in the growing economy for decades to come.

Following is just some of the current and planned projects for the Region.

Broadmeadow Precinct

The Broadmeadow precinct is the most significant urban renewal project to be undertaken in Greater Newcastle. Transforming approximately 313 hectares of land into new homes and public spaces with entertainment options will occur progressively over the next 30 years. New planning controls will enable up to 3,200 homes to be built on the government-owned, including 5-10% affordable housing, while supporting up to 2,350 new construction jobs. The Broadmeadow Place Strategy approved in 2025 and jointly delivered by the NSW Government and the City of Newcastle, will guide new development in the precinct.

Broadmeadow Precinct Artist Impression



Hunter Valley Solar Foundry

The Australian Renewable Energy Agency (ARENA) has announced up to \$151 million in conditional funding under the Australian Government's \$1 billion Solar Sunshot Program (Solar Sunshot) for the establishment of a 500 MW per annum solar module manufacturing facility at Blackhill. The funding will support the development of the Hunter Valley Solar Foundry project, an initiative of the Sunman Group (Sunman) founded by solar pioneer and UNSW alumnus Dr Zhengrong Shi. The project will develop a new, advanced manufacturing facility while drawing on Sunman's pioneering technology and track-record as a lightweight solar innovator. Construction of the facility is expected to create up to 200 jobs, with another 100 ongoing roles once operational. The project will also partner with an accredited training partner to deliver an advanced manufacturing training program.

BlackRock Motor Park

The BlackRock Motor Park will see Lake Macquarie become home to Australia's first dedicated recreation resort park for motoring enthusiasts. The \$95 million project includes a 5.25km track, go-kart track, driver training, luxury accommodation and function centre, and café. This project will inject more than 450 jobs during construction, and 229 jobs ongoing.

Belmont Desalination Plant

Hunter Water is investing \$530 million to design and construct a permanent Belmont Desalination Plant, with construction expected to be complete in 2028. The plant will provide 30 million litres per day of rainfall-independent water supply to the

Lower Hunter's water system, which is around 15% of the region's average daily water needs

\$1.2 billion Hunter Gas Pipeline

Acquired by Santos in August 2022, the Hunter Gas Pipeline is an approved underground gas pipeline which, once constructed, will transport gas from the Narrabri Gas project to Newcastle via Gunnedah, Quirindi, Scone, Muswellbrook, Singleton and Maitland. Santos has committed 100% of Narrabri's gas to the east coast domestic market, helping put downward pressure on energy prices and supporting onshore manufacturing. Collectively, the Narrabri Gas Project and its associated pipelines will deliver approximately 1300 jobs during construction and around 200 ongoing roles, many of which will be locally based.

Missile manufacturing and maintenance factory

A significant milestone for Australian sovereign defence capability continues to take shape in the Hunter region, with Kongsberg Defence Australia breaking ground on their missile manufacturing and maintenance factory at Williamtown. The 9,000 sqm factory is scheduled for completion in 2026, with production to commence in 2027. The project is expected to generate more than 500 jobs in the construction phase and almost \$100 million in economic benefits to the local area.

Kongsberg Defence Australia factory - Artist Impression



East End Project

The \$750 million East End project is the largest master-planned-mixed-use site in Newcastle. The development includes a mix of residential, retail and commercial uses across the 1.66 ha site. The project includes 47,800 sqm of residential floor space (approximately 500 apartments), 4,900 sqm of retail floor space and 2,700 sqm of commercial floor space. The \$250 million Stage One of East End, encompassing 155 apartments, was completed in 2021. Stage 2 (124 apartments) was complete in 2022. Stages 3 and 4 are expected to be complete in early 2026 and will include 235 dwellings across five buildings, 1,731 sqm of retail floorspace and approximately 300 parking spaces. East End also includes eight penthouses. As part of the development where Hunter Street meets Market Street, a new Italian-style plaza will be built.

Port of Newcastle Clean Energy Precinct

Port of Newcastle is regenerating a 220-hectare parcel of industrial wasteland into a dedicated Clean Energy Precinct that will position Newcastle and the Hunter Region as a leading production, storage and export hub for future clean energy products and technologies including hydrogen and green ammonia. Supported by a \$100 million Commonwealth Government funding commitment which effectively designates the Port as the State's future hydrogen hub. It is estimated it will increase the gross regional product of the Hunter Region by \$4.2 billion.

Honeysuckle HQ

Honeysuckle HQ aims to become a landmark and mixed-use destination that will anchor the city of Newcastle's enviable waterfront to the new CBD. With high quality architecture and design incorporating accessible and dynamic offerings for both day and night, it will enhance the city's cultural, social and economic objectives. HCCDC have now shortlisted the top concepts for a final design stage and look forward to announcing the successful partner soon. Construction is tabled for 2028.

Newcastle's Harbour Foreshore

Foreshore Park will become home to the city's largest playground under a draft masterplan for Newcastle's iconic harbourside precinct. The flagship Livvi's Place inclusive regional playground and waterplay area form the centrepiece of City of Newcastle's Harbour Foreshore Masterplan, which is designed to create new connections between the city and the harbour's edge around Foreshore Park and along the Joy Cummings Promenade. The Masterplan also includes increasing the amount of shaded canopy within Foreshore Park by 250% from 2,800 sqm to 9,800 sqm.

Waratah Super Battery

Waratah Super Battery to ensure NSW continues to have reliable energy supply following the closure of the Eraring Power Station, the NSW Government is delivering the Waratah Super Battery project within the former Munmorah Power Station which includes the largest standby network battery in the southern hemisphere. Akaysha Energy is responsible for the construction of a Battery Energy Storage System (BESS) which is anticipated to be 850 MW / 1680 MWh. The large size will allow Akaysha Energy to trade additional capacity in the electricity market to access additional revenue streams. It is expected to be fully operational in 2026. Transgrid will also undertake network upgrades to maximise the benefits of the project and be responsible for operating the SIPS once the Waratah Super Battery is operational. The WSB project is expected to stimulate up to \$1 billion in private investment into new energy storage and associated network augmentations.

Eraring battery

Origin Energy is building a large-scale battery development at Eraring Power Station in four stages. When complete, the total size of all four stages will be 700 MW / 3,160 MWh, making it the largest battery development in the southern hemisphere. Stage one and three are scheduled to come online early in 2026. The second and fourth stage of the battery are scheduled to come online in the first quarter of 2027.

Newcastle's Victoria Theatre

Newcastle's historic Victoria Theatre will be reinvigorated thanks to \$4 million in funding from the NSW Government's Creative Capital Program. The upgrade will transform the Victoria Theatre into a world-class cultural asset and ensure the 168-year-old theatre can be enjoyed for generations to come.

The Store Site

Doma Group is leading the transformation of The Store site at 854 Hunter Street in Newcastle, with a \$200 million redevelopment of the 12,000 sqm site will combine innovative design solutions to provide an integrated masterplan delivering a new 15,000 sqm standalone office (complete), retail and two residential towers and structured carpark that is built over the NBI designed and approved by Transport for NSW (complete). The residential towers to be known as The Store Residences consist of 356 units - a mix of one, two and three-bedroom apartments. The 30-storey

buildings will be 99 metres, but rooftop infrastructure will extend beyond 100 metres. The podium situated above the Carpark will offers residents a host of recreational facilities spanning almost one acre in size-including a swimming pool, tennis court, spaces for private events, BBQ area, community gardens and children's playground, all surrounded by landscaped open areas.

BAE Systems F-35 Asia-Pacific Regional Warehouse

BAE Systems Australia has secured a new contract with Lockheed Martin to activate an F-35 Asia-Pacific Regional Warehouse at its Williamtown aircraft sustainment operations. Housing critical parts of the Joint Strike Fighter, the warehouse is the third facility in the global support solution for the F-35 program with locations already in the Netherlands and United States. In addition to maintaining Royal Australian Air Force F-35 aircraft, the facility will support F-35 variants operating in the region. This includes aircraft operating out of Singapore, Japan and South Korea, from US Navy and Royal Navy carrier aircraft and US Marine Corps F-35Bs deployed in the region. The new contract will provide a foundation for jobs growth at the company's Williamtown facility. By 2031, over 360 jobs will be created through the Regional Warehouse Program at the Williamtown precinct.

Dairy Farmers Towers

Dairy Farmers Towers marks the rebirth of one of Newcastle's most iconic locations with over 180 residences, 5 floors of commercial space, and some of the best views of Newcastle. The residences will be situated in two towers that will become a new landmark amongst Newcastle's city skyline. The North Tower will be 99 metres tall and the South tower will be 89 metres in height. Each tower will include layouts featuring 1, 2, and 3 bedrooms. The iconic glass bottle and clock remain and will continue to live on through the redevelopment into Dairy Farmers Towers. The project is expected to be completed by late 2026. Commercial spaces will be a prominent feature of Dairy Farmers Towers. It will also feature collaborative workspaces, precinct pools, wine bar and cellar, function rooms, green spaces and gym.

Lower Hunter Freight Corridor

The corridor for a future 30 kilometre rail freight link between Fassifern and Hexham designed to alleviate rail congestion around Newcastle and the Hunter has been confirmed. The preserved corridor stretches from Fassifern in the south to Hexham in the north, bypassing Newcastle's urban areas which will help to remove congestion on passenger rail lines around Newcastle while also reducing risks for motorists at level crossings. Planning for the new link also considers future industrial areas to ensure easy connections for freight as the region grows.

The Merewether

A \$120 million retirement living resort project is being constructed at Merewether Golf Club. The joint venture between ThirdAge and the club will be known as The Merewether. It will be home to 148 luxury one, two and three bedroom apartments across four buildings. This includes 16 penthouses with roof top spa terraces overlooking the golf course. The resort style community will feature a lap pool, cinema, gym, workshop, communal kitchen, and craft rooms. The golf club and community members will benefit from a new clubhouse, restaurant facilities, sports bar and a wellness centre. The project will create more than 1,000 construction jobs and close to 100 ongoing jobs. Estimated completion late 2027.

\$95 million Honeysuckle City Campus development

The Honeysuckle precinct is part of the University of Newcastle's 10-year Master Plan to deliver a mix of innovative research and education spaces, places to collaborate with industry and community, and accommodation for students to enjoy the best of living and working in the heart of the Newcastle. The first building in the Honeysuckle precinct, Q Building, is situated on the corner of Worth Place and Honeysuckle Drive and welcomed its first students in Semester 2, 2021. Construction has commenced on the University of Newcastle's new City Campus Student accommodation located on the corner of Civic Lane and Worth Place, with a sod turning ceremony taking place on 5 September 2025. The nine-storey building will offer 445 student beds in a range of room types including micro studios, studios, twin rooms, and six-bed shared apartments. Each option will feature kitchen and bathroom facilities, along with access to shared living areas, an outdoor terrace, dining spaces, and laundry rooms. It will also include indoor and outdoor communal spaces for students, as well as dedicated facilities for University support staff. The project is expected to be complete by early 2027.

Concept design by Architectus of the proposed University of Newcastle City Campus Student Accommodation



Brandy Hill Battery Project

Renewable Energy Systems Ltd (RES) is proposing to build a 250 MW battery at Brandy Hill next a large substation for connection to the grid. The proposal is for 250 MW maximum power with up to 600 MWh of storage. RES Australia is proposing to develop Brandy Hill Energy Storage development approximately 2km South-West of Seaham, 5km North-East of Brandy Hill and 30km northwest of Newcastle, and is located within Port Stephens Local Government Area in NSW.

Hunter Power Project

The power station will comprise two heavy-duty, open cycle gas turbines (OCGT) and are the latest and most efficient turbines

that the world's best manufacturers can offer for the site. The OCGTs will operate on natural gas and will be hydrogen-ready. Diesel is available on-site as a backup for the extreme and rare cases where the NSW power grid needs it to keep the lights on. It is expected that OCGTs will be capable of initially running on up to 15% hydrogen and up to 30% hydrogen with additional investment. The power station will have a capacity of up to 750 MW.

Kurri Kurri Lateral Pipeline Project (KKLP)

The Kurri Kurri Lateral Pipeline (KKLP) is a proposed buried gas transmission pipeline and storage pipeline that will connect the proposed Hunter Power Project at Kurri Kurrito the existing Sydney to Newcastle pipeline, near Newcastle.

The Bowmans Creek Wind Farm

The Bowmans Creek Wind Farm will involve 56 wind turbines and associated operation and maintenance buildings, civil works and electrical infrastructure required to connect it to the existing transmission network. The project is located approximately 10 km east of Muswellbrook and will span three council areas with most wind turbines proposed for the Muswellbrook Shire and Singleton Council areas, and a small number for the Upper Hunter Shire Council area

John Hunter Health and Innovation Precinct

The \$835 million John Hunter Health and Innovation Precinct is set to transform health care with a 60% increase in Intensive Care Unit capacity and almost 50% more theatres. It will include: a seven-storey Acute Services Building; emergency department and more adult and paediatric critical care spaces; birthing suite and inpatient maternity unit; neonatal intensive care unit and Trinity Point special care nursery; rooftop helipad and more than 900 additional car spaces for staff and visitors; and operating theatres, interventional and procedure spaces. The project is scheduled for completion in 2026.

The Liverpool Range Wind Farm

The Liverpool Range Wind Farm project is located across three local government areas with wind turbines proposed within the Warrumbungle and Upper Hunter Shire Council areas, between the townships of Coolah and Cassilis, and a transmission line to connect into the national grid south of the site, within the Mid Western Regional Council area. Developed initially by Epron beginning in 2009, the Liverpool Range Wind Farm received planning approval for up to 267 turbines in March 2018. In early 2019 Tilt Renewables acquired the project. There have been significant advancements in wind turbine technology since the

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2018 approval. The latest turbines, while larger, are more efficient, meaning the project could be built with fewer turbines while powering more homes. From October 2023 the modified project is looking at 185 of the larger turbines. Amended development consent was granted on 23 October 2024

H2N

The H2N is a large-scale hydrogen production, transportation and export project, developed in collaboration with key hydrogen users and exporters. Creating Australia's first Hydrogen Valley, its aim is to help unlock the renewable energy resources of the Central West, New England and Hunter Valley/Central Coast Renewable Energy Zones to produce green hydrogen and associated green feedstock. The green hydrogen will initially be used for mining, mobility and other industrial uses in the Upper Hunter. The next stage is to transport hydrogen via a dedicated hydrogen pipeline through the Hunter Valley to users for domestic supply and export green hydrogen and other hydrogen derivative products that are in increasing demand.

Muswellbrook Pumped Hydro

Through its joint venture with AGL, Muswellbrook Pumped Hydro Pty Ltd, Idemitsu Australia has signed a \$9.45 million Funding Agreement with the NSW Government's Energy Corporation of NSW (EnergyCo) to progress the proposed Muswellbrook Pumped Hydro Energy Storage (PHES) project at their old Muswellbrook Coal mine site. The proposed 400 MW 8-hour storage Muswellbrook Pumped Hydro plant is expected to provide power and grid support services at critical times. Idemitsu's masterplan for the site includes a proposal to convert the area to a Clean Energy and Industrial Precinct delivering potential for new employment and economic. The project and new precinct will incorporate green hydrogen, solar, battery energy storage systems (BESS) and pumped hydro. First generation is targeted for 2029 if advanced development studies are successful, and the project receives final investment decision and government approvals.

The Upper Hunter Energy Park

The Upper Hunter Energy Park (UHEP; formerly known as Kyoto Energy Park) is focussed on the development of a wind farm in the Hunter Valley of NSW, Australia, approximately 12 km from the town of Scone. The Upper Hunter Energy Park will consist of 18 wind turbines, one 66/33kV Site Substation, approximately 13km of 66kV overhead line connecting the site to an existing substation near Scone, 21km of 33kV underground cabling connecting Wind Turbine Generators to the Site Substation, internal access tracks and hardstands, as well as an operation and maintenance facility.

Trinity Point

Located in Lake Macquarie, the \$388 million Trinity Point waterfront master planned community is 30 minutes' drive south of Newcastle. Trinity Point is situated overlooking Barden's Bay and the wider Lake Macquarie, within the township of Morisset Park. When completed, Trinity Point will consist of a master planned estate, 188 berth marina, a 5-star hotel, two restaurants, 218 apartment precinct comprising short stay and residential units, a wide range of resort-style facilities including a pool, gym and wellness centre as well as retail stores, marina lounge, 300 seat function & conference facility and sales centre.

Lovedale Farm – Hunter Valley

Situated on 240 hectares of picturesque Hunter Valley country, Lovedale Farm has been planned as a rural haven for residents

and visitors alike. The new \$1 billion world-class residential golfing community in the heart of Hunter Valley wine country is estimated to generate around 1,250 jobs in the local area, and construction of the project will inject an estimated \$300 million into the Hunter. Lovedale Farm will feature 500 lots with sizes from 500 to 3,000 sqm, a world-class 18-hole championship golf course by Darius Oliver, a 300-key resort and day spa, and a dining precinct.

Lovedale Farm championship golf course



\$75 million solar project

The Vales Point Ash Dam (VPAD) consists of a series of operational and closed landfill cells bordered by Rutleys Road, the Pacific Highway and Wye. The closed cells have been capped with soil and rehabilitated with native grasses. Delta is proposing to establish a utility scale solar field on approximately 80 hectares of this rehabilitated land. An updated solar capacity assessment has found that up to 62 MW of renewable energy could be generated. The proposed solar project is expected to have a capital investment of approximately \$75 million, generate 100 construction jobs over 9 months and up to five full time ongoing positions

ONE Apartments

Located in Newcastle's CBD, ONE is a twin-tower development, offering one, two and three-bedroom luxury apartments with market-leading-sized floorplates and a selection of vistas. ONE Apartments feature a Scenic Lounge on the 22nd floor, providing 360° panoramas over Newcastle Harbour, Stockton, Merewether and the Watagan Mountains. Also located on the western side of the 22nd floor, the Sunset Room is a bookable function room. Both rooftops feature interior-designed indoor spaces with luxurious lounges and stylish dining areas. Outside are landscaped lawn terraces with undercover barbecues and seating and dining facilities. ONE will also have its own private cinema and private gym.

Williamstown Aerospace Centre Precinct 52 (WAC P52)

Precinct 52 is the next stage of the Williamstown Aerospace Centre (WAC). Extending the success of the Technology Place development, Precinct 52 will offer a greater spectrum of facility solutions. 14 hectares of land will be developed with full scale industrial road access through to the Airport's airside Defence precinct. Precinct 52 will be the platform for world class warehouse, logistics, distribution, assembly, workshop, commercial and light industrial space. Further commercial facilities will be available with easy access to the RAAF Base Williamstown, Newcastle Airport, Newcastle Port and major road access to the M1 to Sydney and Brisbane and Newcastle CBD. Currently, a number of Defence tenanted building projects have been designed and are now subject to a State Significant Development application with the NSW Government DPE. The WAC SSD application has been supported by the Federal Government's PFAS Independent Review to enable the PFAS impacted areas to be used for Defence industry and facilitate more Defence companies to expand and move to the Williamstown area.

Astra Aerolab

Located within the Newcastle Airport Commercial Estate and adjacent to RAAF Base Williamstown, Astra Aerolab is one of Australia's newest Defence and high-technology precincts. Astra Aerolab fosters an ecosystem to deliver Defence sovereign capability, aerospace advancement, and Defence industrial priorities. Located within the Newcastle Airport precinct, users have direct access to domestic and international travel, as well as proximity to other major hubs and infrastructure including the Port of Newcastle and the M1 upgrade, which will provide further support for Defence Primes and SME's. Stage 1 infrastructure has been completed, ready for investment. Other projects to support a range of Defence programs are now under development within Stage 2 of Astra Aerolab. Located within the Hunter Region, Astra Aerolab provides a platform to capitalise on the region's skilled technical workforce and transition into high-technology industries.

Former Hydro site to be redeveloped

Plans for the future of the 2000 ha site of Snowy Hydro's former aluminium smelter at Kurri Kurri are progressing and promise to provide a major economic boost to the region. The project, named Regrowth Kurri Kurri, includes plans for business, industrial and residential development as well as conservation of around 1300 ha of the site. The site will also be home to the \$600 million Hunter Power Project, a 660 MW gas-fired power station

Hunter-Central Coast Renewable Energy Zone (REZ)

EnergyCo is planning the Hunter-Central Coast REZ which will ensure these regions have a key role in a renewable energy

future, powering existing industries and supporting economic growth, including emerging technology in green hydrogen, ammonia and metal production, offshore wind, electric vehicle fleet operators and electrification of industrial processes. Between December 2021 and February 2022, EnergyCo ran a Registration of Interest (ROI) process for the Hunter-Central Coast REZ and attracted a significant response with commercial interest in renewable generation and storage projects representing almost 40 GW and more than \$100 billion of potential investment. In addition to this investment in clean energy generation and storage, the Hunter-Central Coast REZ will underpin the growth of new low carbon industries such as green hydrogen, ammonia and metals production, which could service both domestic and export markets. The Hunter-Central Coast Renewable Energy Zone gained planning approval from the NSW Government in September 2025. Upgrades to existing network proposed for Hunter-Central Coast REZ network infrastructure project EnergyCo is working with Ausgrid to finalise a proposed network solution to deliver the Hunter-Central Coast REZ. This involves upgrading the existing electricity distribution network to allow new renewable generation to connect to the grid. The proposed solution will mainly involve network upgrades. This minimises impacts on surrounding communities and the environment, while delivering the capacity to transfer at least 1 GW of renewable energy. Construction will create an estimated 175 jobs including roles for engineers, electricians and labourers.

LOVEDALE FARM

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Edderton Solar Farm

Malabar Resources Ltd and EDF Renewables Australia Malabar Resources Ltd and EDF Renewables Australia have established a joint venture to develop the Edderton Solar Farm near Muswellbrook. Using existing transmission infrastructure in the region the solar farm would produce approximately 800,000 MWh of electricity each year, which is enough to power at least 130,000 homes. A Battery Energy Storage System will also be deployed at the site

Newcastle Inner City Bypass

The 3.4 km Newcastle Inner City Bypass, from Rankin Park to Jesmond, will offer commuters a reduction of up to 80% on travel times during the morning and afternoon peaks, bypassing 11 sets of traffic lights. The \$450 million project is jointly funded on an 80:20 basis by the Australian Government and New South Wales Government, and will support up to 900 jobs during construction. It is expected to be complete by mid-2026.

711 Hunter Street Redevelopment

A DA has been lodged with City of Newcastle to deliver 260 one-, two- and three-bedroom apartments at 711 Hunter Street in Newcastle West. The proposal seeks to develop retail premises and shop-top housing across two towers, including a 31-storey building on the corner of National Park and Hunter streets and a 14-storey tower on the corner of King and National Park streets. NGM Group will have a new 9,000 sqm head office as part of the building. Subject to statutory approval, demolition and ground works are expected to commence in early 2026, with completion forecast for 2028.

Hunter Valley Hydrogen Hub

The Hunter Valley Hydrogen Hub project proposes to deliver a safe, reliable, and commercial-scale hydrogen supply chain in the Newcastle industrial and port precinct. Located on Kooragang Island, Phase 1 of the project aims to decarbonise part of Orica's nearby ammonia manufacturing plant existing natural gas feedstock with hydrogen. Some hydrogen produced will also be made available as a fuel for buses and trucks, displacing the use of diesel. Given the proximity Port of Newcastle's Clean Energy Precinct and deep-water port, the project is being designed with the potential to be scaled up to an export development in the future, providing employment growth opportunities and further energy diversification for the region.

ERA

Era is a GWH Residential development in Newcastle and designed by internationally-acclaimed architects Fender Katsilidis. Era features 1, 2, and 3 bedroom apartments across two iconic towers, complete with stunning resort-style amenity including an expansive central pool deck, gymnasium and two separate rooftop skygardens, offering expansive vistas over Newcastle — all available exclusively to residents and their guests.

Maitland Mental Health facility

The Maitland Mental Health Rehabilitation project will deliver a modern, purpose-built facility to provide specialised mental health support for adults at the Maitland Hospital campus in Metford. Offering a transitional model of mental health care, the new facility will include general and forensic mental health services, catering for both male and female consumers. The project is part of the NSW Government's \$700 million Statewide Mental Health Infrastructure Program (SWMHIP), an initiative to support mental health care reform across NSW.



Maitland Mental Health Rehabilitation facility - Artist Impression

Goulburn River Solar Farm

The Goulburn River project consists of a 585 MW solar farm and battery energy storage system (BESS), located between Wollar and Merriwa, on Wollara Road, in the Upper Hunter. The project includes a battery to shift renewable energy to night-time peaks and support the reliable operation of Australia's grid. The project will also include operation and maintenance buildings, a temporary onsite workers accommodation camp, and electrical infrastructure required to connect to the existing electricity network. The project will provide up to 350 roles throughout the construction process and is expected to be complete by December 2026.

Newcastle Post Office

The long-awaited restoration of the historic Newcastle Post Office has been given the green light by City of Newcastle following the approval of a modified development application. The site is owned by Dr Jerry Schwartz, who purchased it in 2018 with a plan to invest more than \$3.6 million into updating the treasured icon to include a state-of-the-art conference centre, retail shops, a café and an Aboriginal cultural centre.

Tomago Battery

The Tomago Battery is a 500 MW, 4 hour duration 2,000 MWh capacity grid scale battery being constructed at Tomago. Construction began in December 2025, with the commencement of operations targeted for the second half of 2027. The project will provide up to 200 jobs during the construction phase and up to six ongoing jobs when operational. The total construction cost is estimated to be approximately \$800 million.

Marketown West Redevelopment

Region Group who purchased Marketown in 2021 for \$150 million, plan large-scale redevelopment of Marketown in Newcastle's CBD. The plan outlines seven towers delivering up to 1,250 apartments above a new retail podium. The first stage has been declared a state significant development, includes two towers comprising 300 apartments above commercial premises.

Hydro Energy Storage projects in Upper Hunter

AGL has acquired two early-stage PHES projects being developed by Upper Hunter Hydro (UHH), in the NSW Hunter region. The projects, being developed at the Glenbawn and Glennies Creek reservoirs in the Upper Hunter, are to provide 770 MW and 623 MW of capacity, respectively, with each facility able to deliver approximately 10 hours of dispatchable power. There is also the potential to integrate wind generation to the mix in the future.

TRANSPORT & ACCESS TO MARKETS

The Hunter's location and impressive transport infrastructure provide it with a competitive edge in accessing Australian and international markets.

Centrally positioned on Australia's eastern seaboard between Melbourne and Brisbane and close to Sydney, the Hunter is ideally situated to service the more than 13 million people living in these cities (ABS ERP June 2024) as well as the several million living in smaller centres between Brisbane and Melbourne. Around 2/3 of Australia's population is within an 11 hour drive from Newcastle.

The Hunter has a highly efficient transport infrastructure, providing fast and integrated links within the Region and to the rest of NSW, Australia and the world. This infrastructure includes the Port of Newcastle, Newcastle Airport and a comprehensive road and rail network.

The Port of Newcastle

The Port of Newcastle is the largest port on the east coast of Australia. It is known as the world's largest coal tonnage port but is in fact one of the most diversified ports in Australia with over 25 types of cargo. It is a growing cargo and general container hub, with further major expansion plans currently in development. Excellent transport infrastructure and ongoing efficiency measures at the Port contribute to a lack of congestion and rapid turnaround compared with Australia's metropolitan ports. For more detailed information see page 47.

Air links

One of Australia's fastest growing airports, Newcastle Airport is just 25 minutes from the Newcastle CBD. The Airport is serviced by Jetstar, Virgin Australia, Qantas, Link Airways, Eastern Air Services and FlyPelican, flying to 12 direct domestic destinations as well as Bali. Singapore via Bali flights are scheduled to begin from March 2026. A major terminal expansion was opened on 1 August 2025, adding 50% to the terminal's footprint.

Roads

The Hunter has a highly developed network of highways and arterial roads. This combined with over 100 national and regional transport companies operating in the Region, allows for fast and efficient movement of freight.

Most of the major industrial estates in the Region, as well as those planned, are located on or close to national highways or on main arterial roads with fast links to the highways.

Major roads include:

- Sydney to Newcastle M1 Motorway is part of the National Highway network. It is the main corridor linking Newcastle to Sydney, providing a driving time of around two hours between the two cities. The M1 has links to the New England Highway, Pacific Highway, Hunter Expressway and numerous other arterial roads. With directly connecting motorways to the south of the M1, drivers can travel from Beresfield in the Hunter to Melbourne without a traffic light.

Thorton – Maitland City Council



Market access by road

	Distance (by road)	Travel time	Population
Newcastle to Sydney	160 km	Driving time approx. 2 hours from Newcastle CBD to Sydney CBD. 35 minutes from southern Hunter to north of Greater Sydney; air travel time approx. 40 minutes	Greater Sydney approx. 5.5 million
Newcastle to Brisbane	768km	Driving time approx. 8 hours, air travel time approx. 1 hour	South East Queensland approx. 4 million
Newcastle to Melbourne	1,026 km	Driving time approx.10 hours 30 minutes, air travel time approx. 1 hour 30 minutes	Greater Melbourne approx. 5.2 million

- Hunter Expressway is 40 km of dual divided carriageway between the M1 Motorway at Seahampton and the New England Highway west of Branxton. Interchanges are located at the M1 Motorway, Buchanan, Kurri Kurri, Loxford, Allandale and Branxton.
- Pacific Highway runs from Sydney to Brisbane along the NSW coast, passing through Newcastle West.
- New England Highway provides passage to Brisbane and to the north-west of NSW via the New England Region. It is the preferred route for much of the road freight through to Brisbane and services the major Hunter centres of Maitland, Singleton, Muswellbrook and Scone.
- Golden Highway extends from the New England Highway, near Singleton, to Dubbo in Central NSW. This highway is an important link to the areas surrounding Dubbo and provides a carriageway for the transport of wheat and other produce to the Port of Newcastle.
- Arterial roads - The Hunter also has a network of arterial roads that link the major industrial suburbs of Newcastle and Lake Macquarie with the Port of Newcastle, Newcastle Airport and the major highways. Most arterial roads are four lanes, with adequate capacity to handle the growing Hunter economy.

Rail

A comprehensive rail network operates within the Region. Passenger and general freight train services link the Hunter with Sydney, Brisbane and North Western NSW.

The rail network is also linked to the Port of Newcastle, providing a smooth transition between sea and land for the

movement of bulk items such as coal, alumina and containerised cargo. Much of the agricultural produce from the North-West regions is exported through the Port of Newcastle via the rail links to these areas.

The Federal Government is planning for a future high speed rail network to connect Brisbane, Sydney, Canberra, Melbourne and regional communities across the east coast of Australia. The first stage will connect Newcastle to Sydney and reduce travel time to around 1 hour.

In December 2022, a corridor for a 30 km rail freight link between Fassifern and Hexham was announced. This will alleviate congestion around Newcastle and build capacity for anticipated growth in freight movements.

Pacific National hauls containerised freight, coal, and industrial and agricultural products. QR National also hauls coal. Some of the larger coal mines are also currently using or investigating using their own services.

Keolis Downer constructed the Newcastle light rail which commenced operations in 2019.

Bus & ferry

Keolis Downer operates bus services throughout the Newcastle and adjoining Lake Macquarie suburbs. In addition, a ferry service from Newcastle to Stockton links residents in that area to the City.

Private bus services also provide connections across the Hunter region and beyond.

Steamfest at Maitland Train Station - Maitland City Council



PORT OF NEWCASTLE

Port of Newcastle is the largest port on the east coast of Australia and one of the nation's most diversified trade gateways, handling more than 25 different cargoes that keep NSW's economy and energy system moving. Each year, trade through the port contributes tens of billions of dollars to the national economy and supports thousands of jobs across the Hunter, NSW, and beyond.

As NSW accelerates its energy transition, Port of Newcastle is emerging as a critical hub in the rollout of large-scale renewable energy projects. The Port is a key logistics and assembly base for the transport, storage, and staging of major components such as wind turbine blades, towers, transformers, and grid-scale batteries destined for Renewable Energy Zones and transmission projects across the state. Its deepwater channel, heavy-lift berths, and direct connections to NSW' road and rail network position Port of Newcastle as the primary funnel between global supply chains and inland clean energy developments.

Port of Newcastle also plays a growing role in enabling the next generation of clean energy industries, including green hydrogen and related export opportunities, building on feasibility work and master planning undertaken with industry and government partners. This reinforces the Hunter's longstanding



Port of Newcastle welcomed the arrival of the first major shipment of wind turbine components destined for Squadron Energy's Ungula Wind Farm

contribution to powering NSW, supporting both the decarbonisation of heavy industry and the continued strength of the state's export economy.

Underpinned by a strong Environment, Social and Governance focus, Port of Newcastle has achieved leading sustainability ratings and certifications while maintaining safe, efficient, and reliable operations for existing customers. The Port is committed to working with partners across government and industry to ensure the Hunter remains at the heart of NSW's energy future and that local communities share in the benefits of the transition.

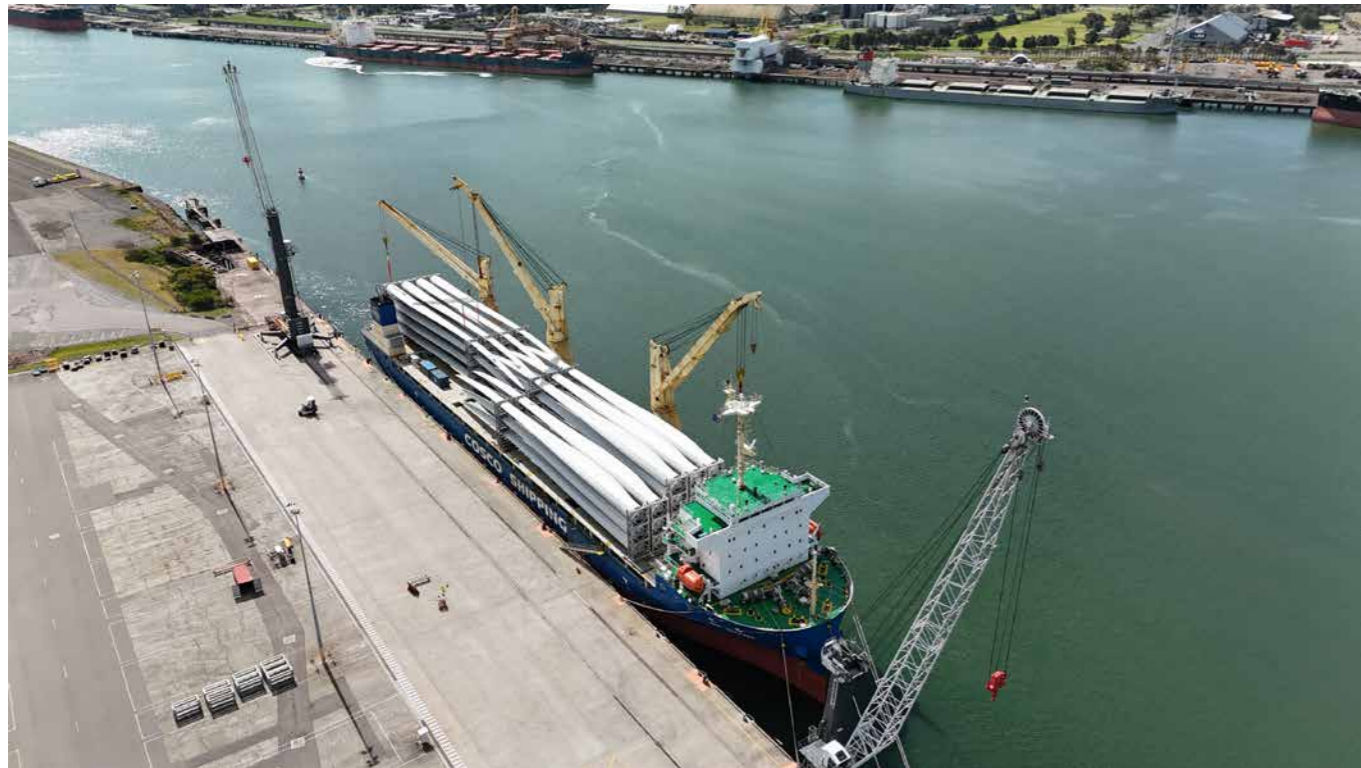
2024 IMPORTS

COMMODITY	COMMODITY	REVENUE TONNES	TEUs
BULK - AGRICULTURE	Fertiliser	760,141	0.0
	Meals & Grains	178,802	0.0
BULK MINING & INDUSTRIAL	Alumina	1,095,520	0.0
	Ammonium Nitrate	114,618	0.0
	Cement & Dry Bulk	203,279	0.0
	Magnetite	97,896	0.0
BULK - LIQUIDS	Petroleum Coke	270,482	0.0
	Ammonia	37,380	0.0
FUEL	Other Bulk Liquids	145,722	0.0
	Fuels	2,640,776	0.0
PROJECT & GENERAL CARGO	Aluminium	2,653	0.0
	Machinery & Project Cargo	159,869	0.0
	Steel	480,687	0.0
	Other Cargo	13,720	0.0
TOTALS		6,201,545	0.0

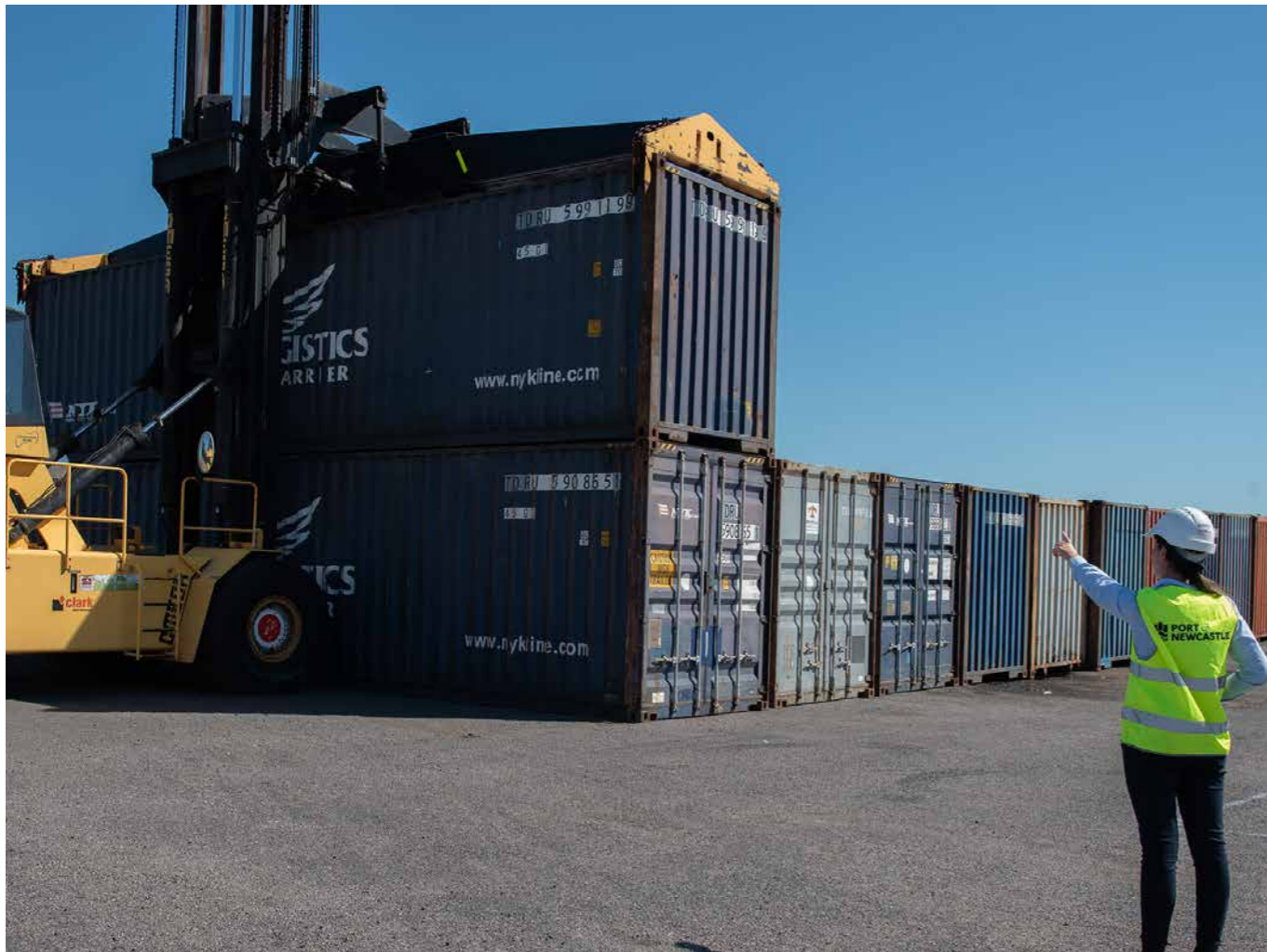
2024 EXPORTS

COMMODITY	COMMODITY	REVENUE TONNES	TEUs
BULK - AGRICULTURE	Fertiliser	5,268	0
	Wheat	594,220	0
	Meals & Grains	851,469	0
BULK MINING & INDUSTRIAL	Cement & Dry Bulk	40,246	0
	Mineral Concentrates	491,758	0
BULK LIQUIDS	Ammonia	104,406	0
	Other Bulk Liquids	113,684	0
COAL	Coal	149,959,823	0
PROJECT & GENERAL CARGO	Aluminium	76,003	0
	Machinery & Project Cargo	14,807	125
	Steel	7,310	92
	Other Cargo	8,550	1,064
TOTALS		152,258,544	1,281

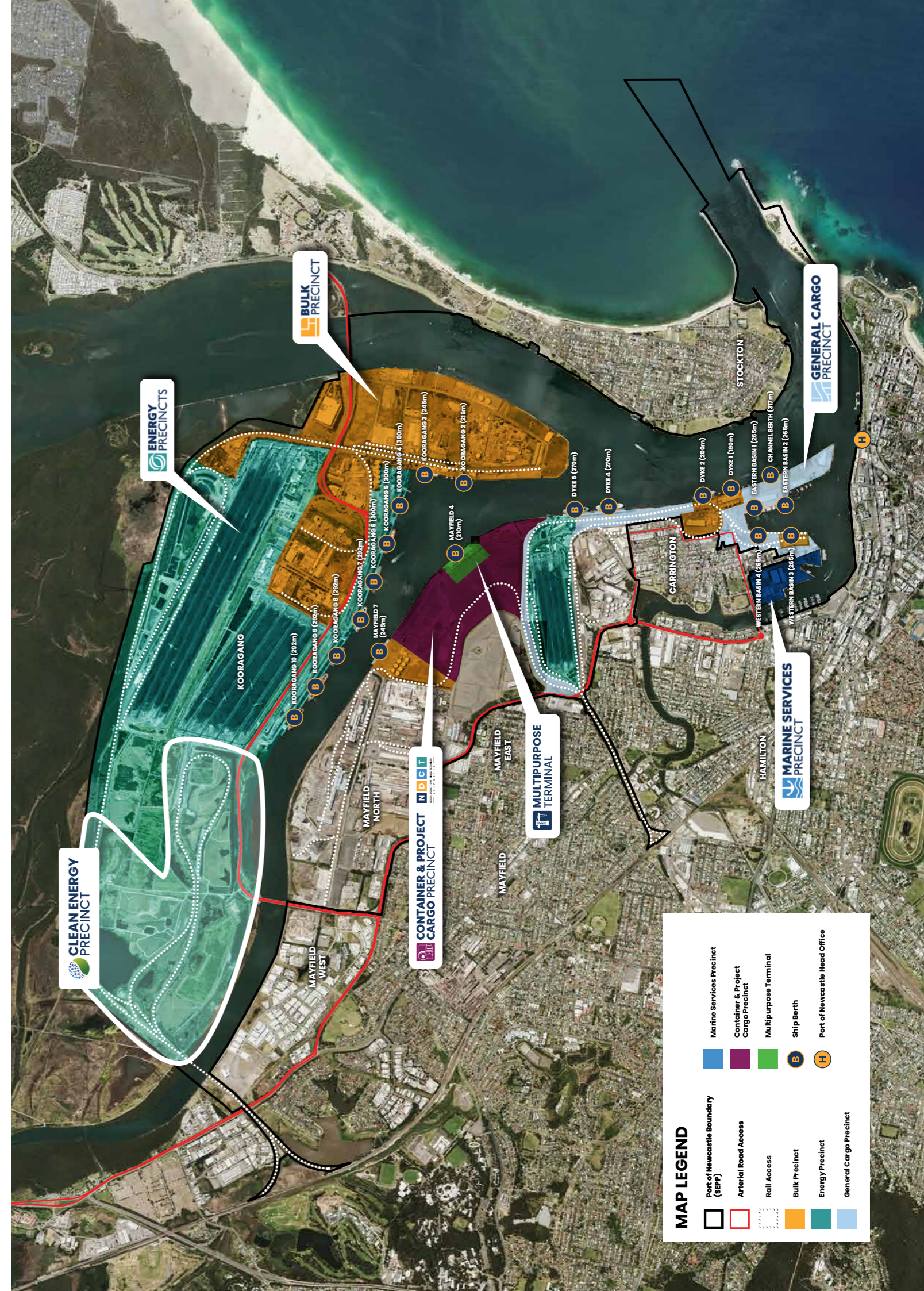




Port of Newcastle receiving major shipment of wind turbine



Shipping containers at Port of Newcastle



AIRPORTS IN THE HUNTER

Newcastle Airport

As the Hunter's international gateway, Newcastle Airport links the region to 12 destinations with over 250 weekly flights. Its newly expanded terminal unlocks direct international capability and positions the airport for future growth.

Opened on 1 August 2025, Newcastle Airport's expanded terminal has transformed the airport's scale, capacity and experience. The new infrastructure adds 50% to the terminal's footprint, introduces eight gates, an expanded arrivals hall, streamlined passenger flows and a state-of-the-art aerobridge, positioning Newcastle Airport to support long-haul travel and a growing domestic network.

Located just 30 minutes from Newcastle's CBD, the airport is forecast to drive \$12.7 billion in economic activity over the next 20 years. The redevelopment is also creating 4,400 new jobs across the local economy. Newcastle Airport has already added new direct routes to Bali, Perth and Hobart, with more to come, including Singapore via Bali from March 2026.

The terminal expansion is a leap in capacity and in sustainability. The building uses 100% renewable energy and includes a 1,236-panel solar array providing 20% of its power needs. It has already achieved a 5-Star Green Star 'Design' rating from the Green Building Council of Australia, with a 5-Star 'As Built' rating targeted.

Globally capable and regionally vital, Newcastle Airport is delivering the infrastructure and opportunity the Hunter deserves.

The airport's plan for a strong and diverse aviation logistics and support precinct, Aerospace East, will enable international service expansion and capability for aircraft maintenance, repair and overhaul facilities. This development provides an opportunity for airlines and service providers to maximise the Hunter Region's existing technical workforce.

Cessnock Airport

The airport is located in the vineyards area on Wine Country Drive at Pokolbin, approximately seven kilometres north of Cessnock.

It is home to four flying schools offering training experience in both planes and helicopters. Scenic joy flights over the vineyards, aerobatic and jet aircraft and passenger charter services are also catered for.

The airport is also home to the Wirraway Aircraft Museum where you can see the only known operational Wirraway aeroplane in the world along with several other warbird aircraft such as a Hawker Hurricane and Grumman Avenger.

The airport is also home to the Hunter Recreational Flying Club which caters for home-build and ultra-light planes (50+ planes).

QantasLink A319 Perth Inaugural Flight - Newcastle Airport



Well positioned in the Hunter Region, Cessnock Airport is primed for growth and is ready to leverage from opportunities from surrounding regional airports, including Newcastle and Bankstown.

It hosts a number of complimentary aviation businesses and has a growing demand for pilot skills and training (fixed wing and rotary).

The airport is ideal for:

- general aviation businesses requiring affordable premises with access to the Sydney and Hunter markets
- businesses servicing home-build and ultra-light planes
- on-site accommodation for flight school students
- pilots flying planes into Cessnock for maintenance
- the development of a hangar complex for private planes
- an adventure tourism experience hub

Cessnock Airport is receiving increasing business investment enquiries due to its accessible location, proximity to major freight routes and capacity to absorb future growth.

Establishing a business at airport has many benefits:

- Uncongested airspace and unencumbered by Defence
- Highly accessible by car to the Hunter Region and vineyards
- Ready tourism market and visitor terminal amenities onsite

The Cessnock Airport is a registered airport owned and operated by Cessnock City Council.

Scone Memorial Airport

Scone Memorial Airport (the Airport) is a certified aerodrome, servicing the town of Scone and the Upper Hunter region.

Located approximately 300 km north of Sydney and 150 km northwest of Newcastle by road, the Airport currently supports a variety of aviation businesses and service providers in addition to a multitude of propeller and jet aircraft flying to and from the Airport. The Airport was constructed in 1958 and designed to cater to Fokker Friendship F27 aircraft. Since that time, the Airport has undergone several upgrades for operational improvements and safety reasons. The Airport has approximately 9,500 movements a year which range from helicopter operations, single and twin engine aircraft to large executive jets.

The Airport acts as a base of operation for seven commercial aviation operators, a local aero club and several owners and operators of light aircraft. The commercial activities located at the Airport include charter flights, aerial agriculture, flight training, aircraft manufacturing and aircraft maintenance. There is significant use of the Airport by aviation operators based outside the Upper Hunter with domestic and international corporate jet operators supporting the local equine industry, mining, farming and heavy plant and equipment industries.

The Airport plays an essential role in saving lives by facilitating medical evacuations, collection and delivery of organ donations and search and rescue. The Airport is regularly used by Air Ambulance, Westpac Rescue Helicopter, Angel Flight and Royal Flying Doctor Service. The Airport is the only airport in the Upper Hunter region and is therefore a critical resource for providing these essential services.

Along with the medical services, the Airport is the base for Australian's largest air Rural Fire Service contractor. The NSW

Police utilise the Airport to respond to emergencies quickly and for prisoner transportation between corrective services facilities. The Australian Defence Force uses the Airport as a training ground and for ghost operations.

Three registered flying schools operate from the Airport and provide training for pilots of the Royal Flying Doctor Service, Rural Fire Service and Westpac Helicopter.

The Airport is part of the Airservices Backup Navigational Network which provides critical and essential safety support to the aviation industry for all aircraft flying within the Scone flight path.

Airport technical specifications:

- 24 hour operations – no curfew
- Main runway 1403 metres long and 30 metres wide
- Main runway is constructed of bitumen overlay
- Equipped with full lighting services
- Navigational aids including NDB and AWIB
- Airport offers significant airspace potential, with a capability of sustaining more air movements
- Aircraft fueling facilities
- Terminal access is located adjacent to Hunter Warbirds museum

Lake Macquarie Airport

Located on the shores of Lake Macquarie near Belmont, Lake Macquarie Airport is operated by a consortium of tourism, charter and training businesses. As the only coastal airport in the Hunter it is perfectly located to service the requirements of users from northern Sydney in the south to Newcastle in the north and Australia wide for inbound and outbound charter services.

Lake Macquarie Airport is also the home base of Red Bull Air Race World Champion Matt Hall. Matt Hall is a regular visitor to the Airport and offers joy rides to the public. Similarly, Lake Macquarie Airport offers tourists and residents the opportunity for ultra-light, fixed wing, skydiving and helicopter rides above the scenic beauty of the City's beaches, Watagan Mountains and Lake Macquarie as well as quick access to the Hunter and surrounds.

Helicopter Flight Training sales and maintenance is available through Skyline Aviation Group as is Gyrocopter and Microlight Training sales and maintenance via Airborne Flight Training. Fixed wing maintenance is available through Lake Mac Aircraft Maintenance.

Lake Macquarie Airport is also home to the Westpac Rescue Helicopter Service and NSW Ambulance aeromedical base. The owner consortium has submitted an expansion Development Application (DA) to Lake Macquarie Council, which was approved. The DA consists of four buildings adjacent to the Pacific Highway, three of which are hangars with office space and pilot's briefing rooms. The fourth building opposite the main entrance will house a terminal and a two-storey café restaurant. There are also two hangars on the opposite side of the hardstand area, which will house aircraft and accompanying office and service space.

Whilst Lake Macquarie Airport has limited land available, there is still room for further expansion, including the potential for a regular passenger service to be re-established.

Maitland Airport

Maitland Airport is a CASA Certified aerodrome with two sealed Runways and one grass Runway, runway lighting on RWY 05/23, an RNP instrument approach on RWY 05/23, Avgas facilities, situated on 125 hectares.

Royal Newcastle Aero Club (RNAC) wholly owns and operates Maitland Airport (Russell Field). The Airport services the Maitland, Lower Hunter Valley and Newcastle regions.

Royal Newcastle Aero Club (RNAC) was incorporated in 1928, initially operating from Broadmeadow, Newcastle, then subsequently transferring to Maitland Aerodrome at Rutherford, in the Maitland NSW LGA, in the early 1960s.

RNAC currently hosts approx. 50 individual Aircraft Hangars, some of which are owned by RNAC and some privately owned, predominantly housing privately-owned General Aviation aircraft.

RNAC also hosts an Aircraft Maintenance Organisation within its Bellman Hangar, as well as limited commercial enterprises.

RNAC has operated a Flying School since 1928, and currently operates a Part 141 Flying School utilising a fleet of Cessna and Piper aircraft.

Aviation activities at Maitland Airport operate in accordance with a Community Operational Undertaking (COU) and General Conditions of Use (GCU), which are displayed on the RNAC website.

The aerodrome is also used as an alternate aerodrome for NETS and the Royal Doctor Flying Service, when Newcastle Airport is not available.

- RNAC's strategy will address several key elements which include:
- Continuing to own a CASA Certified airport, addressing the ongoing and future demand for regional aviation services, with specific focus on social and community needs.
 - Enhancing airport precinct commercial operations to encourage the development of aviation affiliated businesses to support aircraft and flight operations, delivering site services, and providing local employment opportunities.
 - Continuing to provide flight training, addressing the ongoing community need for private and commercial pilots while exploring future relationships to enhance the overall service delivery.
 - Providing direction to define strategic objectives for the development of airport facilities, to meet the needs of both general aviation and the community within a fast-growing region.

The RNAC Airport Master Plan "working group" will be engaging with relevant stakeholders and interested parties to better understand the demand and potential opportunities for the ongoing development and operation of a valuable community asset, that is Maitland Airport. The Master Plan will provide a starting point and an ongoing reference as the aviation and community environment flexes and changes over the coming years.

RNAC encourages active participation in the Master Plan development and welcomes enquiries from aviation and related operators, and the community at large. Today, the opportunity exists for current stakeholders and other interested parties who

recognise the potential of Maitland Airport, and would like to provide input to, and be a part of, the ongoing success of aviation and operational activities in the region.

Taree Regional Airport

Taree Regional Airport, just three minutes from the Taree CBD, is a vital piece of business and community infrastructure that supports local businesses, the medical sector and emergency services.

MidCoast Council completed an upgrade in 2017 including increasing the RPT apron, PAPI all-weather landing solution, replacing and expanding surveillance system, air conditioning the terminal, installing sustainability features, improved visitor information and technology & welcome signage.

MidCoast Council has also completed works on Taree Airport's Aviation Business Park, developed with joint funding from the Department of Infrastructure and Regional Development. The \$3.1 million dollar facility provides businesses and individuals the opportunity to secure hangar space in a major regional centre. The aviation business park features 21 lots. The typical size of these plots is around 850 sqm, which is ideal for a variety of business functions, including warehousing, recreational flight experiences, couriers, freight depots, or light manufacturing.

The airport provides the community with a range of services including emergency services, medical flights, private charters, private aircraft and air mail/courier services.

The facility is also used for defence force training and the Manning River Aero Club.

Paul Bennet Airshows – Maitland Airport



UTILITIES

Electricity

The Hunter has ample capacity to service any size development. Heavy industry can liaise directly with the generation companies, including AGL and Origin Energy.

Ausgrid has more than 100 years' experience in operating one of the largest and most reliable electricity networks in Australia, supplying electricity to 1.8 million homes and businesses across Sydney, the Central Coast and much of the Hunter Region. In the Hunter, Ausgrid's network services around 250,000 customers, from households to major industries such as coal mines, manufacturers and primary producers. Ausgrid also undertakes more than 100,000 maintenance tasks each year to ensure the Hunter network continues to serve the community safely and reliably.

Other electricity retailers supplying the consumer market include AGL, Integral Energy, Essential Energy, Origin Energy, Red Energy and many others.

Gas

Reticulated natural gas is available to most industrial sites in the Hunter.

AGL has a \$300 million gas storage facility at Tomago which can store up to 30,000 tonnes of LNG to help secure gas supply to the Hunter as well as Sydney and Wollongong.

Acquired by Santos in August 2022, the Hunter Gas Pipeline is an approved underground gas pipeline which, once constructed, will transport gas from the Narrabri Gas project to Newcastle via Gunnedah, Quirindi, Scone, Muswellbrook, Singleton and Maitland. Santos has committed 100 per cent of Narrabri's gas to the east coast domestic market, helping put downward pressure on energy prices and supporting onshore manufacturing.

Water & wastewater

As the Lower Hunter region's water utility, Hunter Water provides drinking water, wastewater, recycled water, and some stormwater services to more than 600,000 people living and working in Cessnock, Lake Macquarie, Maitland, Dungog, Newcastle, and Port Stephens.

From storages at Chichester, Grahamstown, Tomago and Tomaree Sandbeds, over 187 million litres of drinking water is delivered daily from catchment to tap production, treatment and distribution.

Wastewater is collected, treated, and environmentally disposed of through a network of 19 treatment plants and pump stations. Hunter Water delivers water and sewer services through more than 10,000 kilometres of mains, and last year invested \$299 million to maintain, upgrade and strengthen this essential infrastructure.

Hunter Water partners with businesses, councils and major water users to deliver meaningful water conservation outcomes that strengthen the sustainability and resilience of our region. Their focus on water conservation extends beyond individual projects to fostering relationships with industry and local government. Through Water Efficiency Management Plans and alternative water supply projects, they support organisations to identify savings, improve operational efficiency, and contribute to the shared goal of sustainable water use. Together, these efforts improve liveability and economic prosperity for the Lower

Hunter, ensuring that future generations can enjoy a secure and healthy water supply.

Guided by a vision to create a sustainable water future for all, current major investments include renewable energy systems across their network and assets, digital metering, and the Belmont Desalination Plant, which will provide a rainfall-independent water source for the region.

Water NSW owns dams at Glenbawn, Glennies Creek and Lostock in the Upper Hunter and supplies water to Muswellbrook, Singleton and Scone, with the local councils providing the distribution network.

MidCoast Council has water and sewage responsibilities and services for the entire MidCoast LGA. It operates six water supply systems. The largest is the Manning scheme, which provides water for residents from Harrington in the north to Pacific Palms in the south. The Council also operates four smaller scale water treatment plants to cater for residents of Stroud and Stroud Road, Bulahdelah, Gloucester and Barrington and Hawks Nest/Tea Gardens.

Telecommunications

The region is serviced by all the major national telecommunications carriers. Local carriers also provide a range of state-of-the-art telephone and high speed broadband services. The Hunter has comprehensive mobile networks serviced by a number of competing carriers. 5G coverage is available to the large majority of users, particularly in the lower Hunter. 4G is available in most other areas.



IT'S SMART BUSINESS TO LOVE WATER

Hunter Water partners with businesses to create Water Efficiency Management Plans, promoting water savings and operational efficiencies in the region.



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DEVELOPMENT ACROSS THE HUNTER

The Hunter is experiencing significant property development; bringing new commercial, industrial and residential land and buildings online to meet the continued growth of the region.

The revitalisation of the Newcastle CBD over the past 10 years has seen many billions of dollars of investment in residential and commercial projects that continues to reshape the city.

But development is hardly confined to the Newcastle CBD, with revitalisation projects occurring in a number of other Hunter centres, including Maitland, Muswellbrook, Singleton and Cessnock, as well as several locations across Lake Macquarie, Port Stephens and MidCoast LGAs.

There are also a number of major and smaller residential developments scattered across the region to house the Hunter's growing population.

After a period where many new industrial estates were launched, the release of new industrial estates has been quieter in last few years, however, there are now some important new releases, headlined by the Hunter Business Park.



Dantia – Lake Macquarie

Hunter Commercial & Industrial Market Overview

The Newcastle and Hunter Region property market continues to show resilience and growing confidence as Australia progresses further into the rate cut cycle. While inflation persists, the easing of borrowing costs is flowing through to investor sentiment and activity, setting a more stable tone for 2025.

Developers are cautiously re-entering the market, particularly in medium-density housing and land subdivision projects. There is a growing appetite for DA-approved development sites, allowing groups to manage timing and capital exposure while staying positioned for the next growth phase. Population growth, housing shortages and limited new supply continue to support this measured resurgence.

Investors are also diversifying beyond traditional commercial assets, showing stronger interest in co-living, build-to-rent and boarding house accommodation. These alternative sectors appeal for their income stability and alignment with evolving housing needs, offering defensive yield in a changing market.

The industrial sector remains the standout performer. Land prices have stabilised, yet demand remains strong for well-located assets. Vacancy is below 5% for properties over 1,000 sqm, with availability even tighter for modern, high clearance facilities. Rent reversion continues to drive returns with lease renewals achieving 30% to 40% increases. Current net rentals range from \$175 to \$220 per sqm, with yields at 5.75% to 6.25%. Land sale rates for 5,000 sqm lots typically sit between \$500 to \$1000 per sqm plus GST and incentives average 5% to 8%. The most sought-after industrial land sizes are between 5,000 sqm and 15,000 sqm.

Across all sectors, opportunities remain to secure quality assets below replacement cost. With construction pricing high and new supply limited, the environment favours well-capitalised investors who act strategically. The Newcastle and Hunter markets offer a balanced mix of stability, opportunity and long-term growth, supported by easing financial conditions, strong occupier demand and a cautiously optimistic development cycle.

Brent Sinclair
Partner, Head of Agency | Knight Frank Newcastle

INDUSTRIAL AREAS

The Hunter Region offers a wide range of industrial/employment sites to meet the needs of business and industry. Mature industrial areas provide opportunities to obtain premises for immediate occupation while new industrial estates offer sites ready for development with some developers offering design and construct packages.

The following are just some of the industrial areas from across the Hunter Region.

CESSNOCK LGA

Cessnock Airport

Cessnock Airport is receiving increasing business investment enquiries due to its accessible location, proximity to major freight routes, capacity to absorb future growth and being uncongested airspace and unencumbered by Defence.

Land is available on both sides of the airport for aviation-based development. The airport is ideal for: general aviation businesses requiring affordable premises with access to the Sydney and Hunter markets; businesses servicing home-build and ultra-light planes; on-site accommodation for flight school students; pilots flying planes into Cessnock for maintenance; the development of a hangar complex for private planes; and adventure tourism experiences.

Regrowth Kurri Kurri

The Regrowth project spans 2000ha and offers the opportunity to create a master planned, mixed use urban redevelopment. Positioned in a strategic transport interchange location Regrowth and its future residents and businesses capitalise on the expanding logistics hub of the Hunter Valley. The area offers excellent connectivity to nearby centres of Kurri Kurri, Cessnock, East Maitland and Central Maitland with access to the Newcastle City Centre only 40 minutes away via the Hunter Expressway and the M1 Pacific Motor Way connection to Sydney. Regrowth Kurri Kurri is a joint venture between the McCloy Group and the Stevens Group. It includes plans for business, industrial and residential development as well as conservation of around 1000 ha of the site.

MAITLAND LGA

Anambah Business Park - Rutherford

Located at Rutherford, to the west of Maitland, Anambah Business Park comprises 60 hectares that is now fully developed. The estate has a long frontage to New England Highway. Level land and access to the Hunter make this a popular site for mining support and engineering uses.

Racecourse Business Park

Flanking the New England Highway, Rutherford, this estate is well positioned to capitalise on new growth in the western part of Maitland and to access markets in the Upper Hunter. Large lots, including undeveloped sites, present a unique opportunity. The industrial area stretches over 140 hectares, and is home to fabricators, distributors, bulky goods retail and sporting facilities.

Thornton Industrial Estate

Thornton offers opportunities for large floor space commercial users, bulky goods and service retail users. It is positioned near rail, road and air transport, making it an ideal location for freight and distribution. Thornton hosts a variety of businesses, including

material suppliers, automotive services, construction and freight services.

MIDCOAST LGA

Taree Aviation Business Park

MidCoast Council completed works on Taree Airport's Aviation Business Park, developed with joint funding from the Department of Infrastructure and Regional Development. Just 3 minutes from the Taree CBD, the \$3.1 million dollar facility will provide businesses and individuals the opportunity to secure hangar space in a major regional centre. The aviation business park features 21 lots. The typical size of these plots is around 850 sqm, which is ideal for a variety of business functions, including warehousing, recreational flight experiences, couriers, freight depots, or light manufacturing.

Northern Gateway Transport Hub

With road freight set to double by 2030, the Northern Gateway Transport Hub at Cundletown will allow freight to move more efficiently and competitively along the east coast, provides a convenient distribution and warehousing point a 4-hour drive from Sydney, and one third of the distance of Sydney to Brisbane. Approval for stage 1 was given in September 2016 with stage 1 expected to contribute \$42 million to the regional economy, create over 100 additional jobs and remove 700 truck movements per week from Taree's local streets. Planning for the much larger, second stage of the transport hub is underway. The Northern Gateway is a high priority project in both the Hunter Regional Plan 2036 and the MidCoast Regional Economic Development Strategy, with the NSW Government committing \$15 million for Infrastructure works, to allow the first stage of the project to proceed.

Southern Manning River Drive Precinct

The Southern Manning River Drive precinct offers good access to the Pacific Highway and over 40 ha of flood free land already zoned for development with great exposure to passing traffic (over 18,000 vehicles per day). This precinct is transforming into a desired location for bulky goods from building supplies to tractors and sheds, industrial uses and vehicle sales. Edstein Creative Stone is an established industry located in the precinct.

Stratford Industrial Park

A 135 hectare park located on the Bucketts Way, 15 km south of Gloucester, the Stratford Industrial Park is a high quality, attractively designed industry park being developed which will focus upon the effective use of significant energy resources and existing road and rail transport infrastructure.

LAKE MACQUARIE LGA

Cardiff Manufacturing Precinct

The Cardiff Manufacturing Precinct serves as a pivotal industrial hub within the region. Established to capitalise on the region's industrial potential, the Cardiff Manufacturing Precinct has evolved into a diverse cluster of manufacturing and industrial activities. Its development has been supported by robust infrastructure, including well-connected road networks, utilities, and access to key transportation routes. This infrastructure facilitates efficient movement of goods and services, essential for the precinct's operational success and growth.

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development and facilities with excellent M1 motorway access to Sydney/Newcastle, featuring E3/E4 zoning for diverse industrial uses, solar power, and strong growth potential, with properties available for sale and lease in areas like Alliance Ave, Accolade Ave, and Gimberts Rd.

Bennetts Green Industrial

Bennetts Green Industrial Area in Lake Macquarie, NSW, is a thriving hub for diverse businesses, blending light industry, warehousing, bulky goods retail (with major stores like Bunnings, Spotlight), and modern commercial spaces. Known for its strategic location near the Pacific Highway, it features new developments like "The Primary".

MUSWELLBROOK LGA

Muswellbrook Industrial Park

Located less than 5 minutes from Muswellbrook Town Centre and off the main Industrial route (Thomas Mitchell Drive), the estate has been developed by Mirvac. All lots have now been sold with some limited opportunities for re-sales. Access has been designed for the needs of mine service companies with power, water / sewer and telecommunications at each lot. Generally, companies operating in the estate provide services and support for the coal mining industry.

NEWCASTLE LGA

Hunter Business Park

The Hunter Business Park is a joint venture project between the Stevens Group and Hunter Land. They have completed the 40 ha first stage of their 120 ha Hunter Business Park, situated at the corner of the M1 Expressway and John Renshaw Drive. It is

expected that this will be the most active industrial development in the Hunter Region in 2026. Hunter Business Park offers unparalleled functional benefits for work environment, amenity and infrastructure access, designed to service local, national and international markets. Strategically positioned at the heart of the Newcastle and Hunter Valley logistics hub, Hunter Business Park offers unmatched connectivity and expertly developed industrial solutions to drive your business forward. The area offers excellent connectivity to all major road networks including the Hunter Expressway, New England Highway and Pacific Highway with convenient access to the Port of Newcastle, Hunter Valley, Newcastle International Airport and the Newcastle City Centre only 25 minutes away. The Hunter Business Park has been recognised in the Greater Newcastle Metropolitan Plan as a key driver of employment in the Hunter region. Development works for this 60 lot stage include a four-lane upgrade to John Renshaw Drive in front of the business park, plus a signalised intersection access. All lots are serviced cleared and levelled. Pre-lease projects are the focus for all sites retained by the venture. Key user groups are logistics, engineering and building industry related business that are seeking to leverage traffic for NSW's \$2.0 billion M1 to Raymond Terrace infill project.

Kooragang Island

Adjacent to Port of Newcastle, this site comprises 1,300 ha with good rail and road transport links. Almost 100 ha are already occupied by companies including HiFert, Graincorp, Tomago Aluminium, Sims Metal, Toll Transport, Barclay Mowlem, BOC Gases, John Holland and Custom Transportable Buildings. More than 800 hectares are zoned for environmental protection, with the remaining 400 hectares suited to a range of activities including an expansion of coal loading capacity and other large-scale industrial development.

Mayfield Development site

The Mayfield development site is a 90-hectare parcel of port-side land. The site was once part of the former BHP Steelworks and has since been extensively remediated. It represents the largest vacant port land on the eastern seaboard of Australia. The site provides an important opportunity for Port of Newcastle to diversify the Hunter and NSW economies, and improve the efficiency of existing supply chains. Port of Newcastle is seeking to develop the Mayfield site for port related activities in order to accommodate a diverse range of cargo handling infrastructure and grow new and existing trades. The site will, initially, be developed for bulk liquids. A multi-purpose cargo facility focused around bulk materials and general cargo has been identified as a future opportunity. The Mayfield Site Port Related Activities Concept Plan (Mayfield Concept Plan) was approved by the NSW Department for Planning, Industry and Environment as a Concept Approval under section 750 of the Environmental Planning and Assessment Act 1979.

Port of Newcastle Clean Energy Precinct

Port of Newcastle is regenerating a 220 hectare parcel of industrial wasteland into a dedicated Clean Energy Precinct that will position the Hunter as a leading production, storage and export hub for future clean energy products and technologies including hydrogen and green ammonia. Through the Clean Energy Precinct, Port of Newcastle will support all hydrogen, and clean energy projects in the Hunter by providing land, utilities, storage, transport and export infrastructure and services – in turn generating over 5800 jobs, new educational pathways and expanded economic growth.



CONTACT DETAILS
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HunterLAND STEVENS GROUP

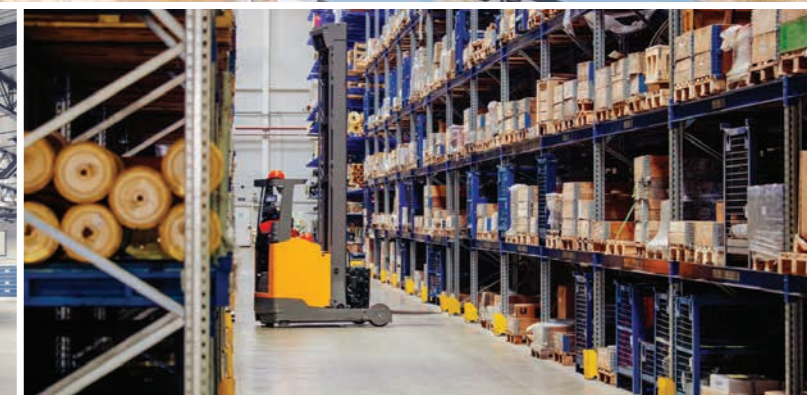


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THE SMART LOCATION

Newcastle Business Park

Newcastle Business Park is an expansive 35.1 ha site located 7 km north west of the Newcastle CBD, within the Port of Newcastle precinct. The property has multiple buildings on site with 115,797 sqm of gross lettable area incorporating office and high clearance warehouse accommodation and benefitting from active rail spurs. Occupying tenants include the NSW Police, Coal Mine Services, Onesteel Trading and manufacturing and several others.

Newcastle Port Logistics Hub

Brisbane-based property investment firm Sentinel Property Group plans to develop a new \$225 million international distribution hub in Newcastle at 51-71 Industrial Drive in Mayfield. The large-scale project to subdivide 14.3 hectares of land gained approval in late 2023 from the City of Newcastle. The project area is situated adjacent to the newly expanded Port of Newcastle container terminal. It is also adjacent to the Sentinel-owned Newcastle Business Park at 51 Industrial Drive, which has multiple buildings on a former BHP site with 115,797 sqm of area incorporating office and high clearance warehouse accommodation, with Onesteel as the major tenant. The industrial subdivision project is expected to be completed by early 2026.

Steel River Industrial Estate

This final stage release at Steel River Estate presents outstanding industrial sites within a well-established and highly sought-after industrial precinct. The estate features a wide industrial grade road network, with direct access to Industrial Drive and an additional entry from the Pacific Highway with construction now complete. Steel River has already been chosen by companies like Vulcan Steel, CSIRO Energy Research, Hitachi, Housing Industry Association, Vulcan Ullrich Aluminium, RMD Kwikform, SGS Australia, Hunter Water Australia, Coregas, Bradnam, Australia Post and Newcastle Heliport, to name a few.

PORT STEPHENS LGA

Astra Aerolab

Located within the Newcastle Airport Commercial Estate and adjacent to RAAF Base Williamtown, Astra Aerolab fosters an ecosystem to deliver Defence sovereign capability, aerospace advancement, and Defence industrial priorities. Located within the Newcastle Airport precinct, users have direct access to domestic and international travel, as well as proximity to other major hubs and infrastructure including the Port of Newcastle and the M1 upgrade, which will provide further support for Defence Primes and SME's. Stage 1 infrastructure has been

Astra Aerolab Artist Impression – Newcastle Airport/Port Stephens



completed, ready for investment. Other projects to support a range of Defence programs are now under development within Stage 2 of Astra Aerolab. Astra Aerolab provides a platform to capitalise on the Hunter's skilled technical workforce and transition into high-technology industries.

Williamtown Aerospace Centre Precinct 52 (WAC P52)

Precinct 52 is the next stage of the Williamtown Aerospace Centre (WAC). Extending the success of the Technology Place development, Precinct 52 will offer a greater spectrum of facility solutions. 14 hectares of land will be developed with full scale industrial road access through to the Airport's airside Defence precinct. Precinct 52 will be the platform for world class warehouse, logistics, distribution, assembly, workshop, commercial and light industrial space. Further commercial facilities will be available with easy access to the RAAF Base Williamtown, Newcastle Airport, Newcastle Port and major road access to the M1 to Sydney and Brisbane and Newcastle CBD. Currently, a number of Defence tenanted building projects have been designed and are now subject to a State Significant Development application with the NSW Government DPE. The WAC SSD application has been supported by the Federal Government's PFAS Independent Review to enable the PFAS impacted areas to be used for Defence industry and facilitate more Defence companies to expand and move to the Williamtown area.

Kinross Industrial Estate

Following on from the initial six successful stages, Kinross Estate, Heatherbrae returns with its prominent Masonite Road portion with immediate exposure to the M1 extension currently under construction. Kinross Estate is home to a wide range of users including Weathertex, Jayco Caravans, Vermeer, Reece Plumbing and Australian Plastic Profiles. The estate also offers convenient access to the Pacific Highway and is within proximity to the New England Highway and Hunter Expressway.

SINGLETON LGA

MacDougall Business Park

MacDougall Business Park has over 65 hectares of industrial land. Bunnings, Ausgrid, Singleton Toyota, Farms Warehouse and many mining related businesses are currently in this estate. The estate is targeting mining support, engineering, transport, agriculture, and tertiary services.

Maison Dieu Industrial Estate

Located off Maison Dieu Road at Singleton, this 50 hectare estate services the coal mining industry in the Upper Hunter area generally as well as other parts of the Region.

Mt. Thorley Industrial Estate

Mt Thorley is a 130 hectare estate located west of Singleton. It is a mature industrial area mainly servicing the coal mining industry.

UPPER HUNTER LGA

Scone Business Park

The 19.28 ha estate, which is zoned light Industrial / Special Business, provides a significant economic boost for Scone which has long suffered from a shortage of quality industrial and commercial land. Located on the northern boundary of the Scone township, bounded by the Highway and the Great Northern Rail Line, the business park offers a wide range of lot size, all with water and power to boundary, kerb and guttering.

COMMERCIAL DEVELOPMENT

Although there is increasing commercial development across the Hunter Region, the majority is concentrated in the Lower Hunter where population densities are greater.

NEWCASTLE

The City of Newcastle is the business capital of the Hunter and has over 500,000 sqm of office space.

In recent years the Newcastle CBD has experienced a major renewal phase and continues to attract billions of dollars of both private and government investment. Demand for CBD office space has contributed to strong growth, particularly for A-grade properties.

A wide range of multi-storey residential complexes are being built as more people are finding the city an enjoyable place to live as well as work. This is resulting in higher levels of demand for businesses and services in the CBD.

Following is information on some of the current commercial developments in Newcastle.

727 HQ

The 727 HQ is Newcastle's tallest office tower with it being a 15-storey commercial high rise. It includes more than 11,000 sqm

of commercial space to cater for up to 1,000 employees, a rooftop terrace, two retail spaces, over 230 car parks and end of trip facilities including ground floor showers and bike storage. The site also incorporates a Melbourne-style public laneway alongside the building connecting King and Hunter Streets, which includes artwork and decorative lighting.

Swift on Hunter

Altim Property's Swift on Hunter is the first A Grade commercial office building in Newcastle which will allow small businesses to own their own premises. Swift features five floors of sustainably designed commercial suites ranging in size. Suites for sale at Swift range in size from 50 sqm to 196 sqm all with car parking included. The Swift building also features end of trip facilities, bicycle storage rooms, licence plate recognition and is targeting 4.5 Star NABERS rating.

East End Project

The \$750 million East End project will be the largest master-planned mixed-use site in Newcastle. The approved development application includes 47,800 sqm of residential floor space (approximately 500 apartments), 4,900 sqm of retail floor space and 2,700 sqm of commercial floor space. The \$250 million Stage One of East End, encompassing 155 apartments, was completed in 2021. Stage 2 (124 apartments) was complete in 2022. Stages 3 and 4 are expected to be complete in early 2026 and will include 235 dwellings across five buildings, 1,731 sqm of retail floorspace and approximately 300 parking spaces.



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The Store Site

Doma Group is leading the transformation of The Store site at 854 Hunter Street in Newcastle, with a \$200 million redevelopment that will take design and opportunity to new levels in the city's emerging West End. The redevelopment of the 12,000 sqm site will combine innovative design solutions to provide an integrated masterplan delivering a new 15,000 sqm standalone office, retail and two residential towers and structured carpark that is built over the NBI designed and approved by Transport for NSW. The office space is anchored by NSW Government tenants.

LAKE MACQUARIE

Charlestown is a major retail and commercial centre for Lake Macquarie and the Lower Hunter. It has experienced high growth in recent years and continues to attract large volumes of investment in commercial development. The CBD of Charlestown is home to well over 500 businesses and has over 200,000 sqm of leasable floor area. Its main regional shopping complex, Charlestown Square, is the largest in the Hunter with 88,000 sqm of floor space and over 270 specialty stores. It is home to majors such as Myers, Big W, Woolworths, Coles and Reading Cinemas.

Located in the centre of Charlestown, Macquarie Tower is stepping up the offering in commercial spaces. Encompassing ground floor retail including a cafe, adjoining external leisure and seating area, a child care facility, secure parking, and an integrated building management system, Macquarie Tower raises the bar in complete commercial offerings in Charlestown, Lake Macquarie and the greater region. Offering expansive and unrivalled views across the pacific and to the mountains, Macquarie Tower consists of over 7,000 sqm of commercial and retail space. Construction has been completed on a landmark 30,000 sqm retail centre in Lake Macquarie creating more than 600 full-time jobs.

Spotlight Group has created a \$90 million centre fronting the Pacific Highway at Bennetts Green. A Bunnings Warehouse, Spotlight and Anaconda stores anchor the site, with a number of other businesses, including two fast food outlets and a service station, also included.

In 2021 Costco Lake Macquarie opened, which is a landmark 14,000 sqm warehouse and fuel station at Boolaroo. There are a number of other major current, proposed and recently completed developments.

The Primary is a first class architecturally designed business estate in Bennetts Green. Constructed by one of Newcastle's most awarded architectural builders, this development delivers a new product to the region and complements the area's existing industrial and bulky goods precinct. The Primary is home to 68 architecturally designed commercial style business units to accommodate your business and storage needs. The Primary is a place for business owners, trades, start-ups, hobbyists and entrepreneurs. It boasts a contemporary and modern design, attractive glazed façade and top-of-the-line finishes and amenities including premium kitchen and bathroom fit-outs. Key features of the development also include elevated quality, onsite cafe & and external meeting spaces. Unit are sized between 73 sqm to 428 sqm.

MAITLAND

Maitland, including nearby Rutherford and Green Hills, is a major retail and commercial centre servicing the surrounding

residential, industrial and mining areas including Singleton and Muswellbrook.

Maitland Central has undergone a transformation with The Levee project integrating High Street and the Hunter River to create an attractive lifestyle precinct for Maitland. In recent years, Hunter Land has been active in the construction of commercial and retail space in the area from Thornton, east of Maitland, to Rutherford. Stockland Green Hills has undergone a \$412 million redevelopment that more than doubled the centre to around 70,000 sqm of gross lettable area.

PORT STEPHENS

Leasing opportunities are now available within Heatherbrae Supa Centre, a retail and bulky goods development located in a premium, high visibility location fronting the bustling Pacific Highway at Heatherbrae. With an average of 50,000 cars passing this premium location each day, Heatherbrae Supa Centre will provide retailers with sustained exposure to one of Newcastle's busiest arterial roads. Completed in late 2025, Heatherbrae Supa Centre provides a brand new, high visibility fast food, service station and bulky goods retail space to the ever-expanding Heatherbrae and Raymond Terrace area. Available tenancies begin from 300 sqm, providing options for both smaller and larger tenants to secure a spot in this brand new retail and bulky goods development.

RESIDENTIAL DEVELOPMENT

The robust demand for new homes has attracted billions of dollars of investment in residential development across the Hunter. As with existing housing, the new projects underway provide living options to satisfy almost any lifestyle.

Those moving to the region find that house prices are significantly lower than major capital cities. The HIA-Cotality Residential Land Report released in October 2025 reported that the median cost of a residential lot in Newcastle / Lake Macquarie was \$508,888, and the Hunter Valley was \$385,000 compared to \$689,350 in Sydney. The median lot size is also larger locally, Newcastle / Lake Macquarie were 527 sqm and the Hunter Valley 613 sqm compared to 382 sqm in Greater Sydney.

The amount of residential development is far too expansive to be covered in full in this publication. The following provides information on just some of the new options available.

CESSNOCK LGA

Huntlee

Huntlee is the Hunter's first new town in more than 50 years. Located near the start of the Hunter Expressway, Huntlee is well positioned between Newcastle and the Upper Hunter. On completion it will comprise three neighbourhood villages surrounding a vibrant 200 ha Town Centre. In total, it will boast 7,500 dwellings with up to 20,000 residents spread across three villages, surrounding a contemporary town centre. Huntlee represents a total investment of \$1.5 billion and will generate 3,000 permanent jobs and many more during construction.

Mount View Grange

Mount View Grange is a master planned, 240 hectare estate with 450 to 1000 sqm blocks and will home to over 1650 families. It includes a 3.11 hectare town centre. Mount View Grange is

located minutes from Cessnock Town Centre, the Hunter Expressway and the M1, and within a short drive of schools, preschools and daycare facilities, parks, restaurants and leisure activities.

Regrowth

The Regrowth project spans 2000 ha and is planned to transform Kurri Kurri's smelter site into industrial estates, a business park and a new suburb called Loxford Waters. The site will see the positive incorporation of 1000 ha of environmental conservation land and over 2,000 new residential home sites. Positioned in a strategic transport interchange location Regrowth and its future residents and businesses capitalise on the expanding logistics hub of the Hunter Valley.

North Ridge

North Ridge is a residential estate in Bellbird that takes advantage of the existing natural terrain and ensures that many homes will enjoy expansive views of adjoining bushland and the greater Hunter Valley. Only a short commute to employment and schools during the week and with the vineyards and lifestyle options of the Hunter Valley on the weekend, North Ridge is an ideal choice for a new home. Lot sizes in the available stages 4b, 5 & 6 range between 517 to 2245 sqm.

Lovedale Farm – Hunter Valley

Situated on 240 hectares of picturesque Hunter Valley country, Lovedale Farm has been planned as a rural haven for residents and visitors alike. The new \$1 billion world-class residential golfing community in the heart of Hunter Valley wine country is estimated to generate around 1,250 jobs in the local area, and construction of the project will inject an estimated \$300 million into the Hunter. Lovedale Farm will feature 500 lots with sizes from 500 to 3,000 sqm, a world-class 18-hole championship golf course by Darius Oliver, a 300-key resort and day spa, and a dining precinct.

LAKE MACQUARIE LGA

The Pinnacle

The Minmi Link Road Estate is positioned at the intersection of the M1 Pacific Motorway, M15 Hunter Expressway and the Newcastle Link Road. The Estate capitalises on the substantial established road network linking Newcastle to Sydney, the Mid North Coast and Hunter Valley. The site benefits from an existing NSW Planning concept plan approval for up to 3,300 residential lots issued in 2013, and incorporates low and medium density residential, seniors living, village centre commercial, substantial open space and a designated site for a new primary school. It includes approximately 517 hectares of balanced development land and 1,561 hectares of conservation lands already dedicated to the NSW Government as environmental offsets for the development.

Watagan Park

A master-planned estate of 356 hectares, Watagan Park is located at North Cooranbong, nestled at the foot of the Watagan Mountains. It is classified as a major urban release area by the New South Wales Government considering its locality and reference to population growth. Encompassing 2,500 lots spread over 356 hectares, the development has one third set aside as natural bushland. Developed by Johnson Property Group, the estate has flat blocks available from 450 to 1000 sqm.

Cameron Grove Estate

Cameron Grove Estate is a premium residential community,

located at Cameron Park a 30-minute drive from the heart of the Newcastle, and just 5 minutes away from the Hunter Expressway. Ranges giving the sense of tranquillity and open space, yet still providing for all conveniences.

Anambah Rise

Anambah Rise is conveniently situated in one of the Hunters fastest growing regions, with a wide range of retail, commercial and community spaces within close reach. Just minutes from the nearest shops and services, it's a perfect start for first homebuyers and growing families. There is an extensive selection of homes available from both Clarendon and Domaine Homes on lots from 450 to 1009 sqm.

MIDCOAST LGA

Brimbin

Located 8 km north east of Taree, Brimbin is a new town that covers an area of around 3,700 hectares catering for 8,000 homes and a population of around 22,000 people. It will provide the opportunity for three primary schools, a high school, recreational areas, a commercial centre as well as significant employment opportunities for industry and agricultural support businesses. A key feature is the conservation of 1000 hectares of land which will provide a habitat for several species of flora and fauna, including threatened ecological communities.

Figtrees on the Manning

Figtrees on the Manning is located on the northern bank of the Manning River, approximately 2 km east of the Taree town centre. The site is around 20 ha and includes an unused dairy factory on Pitt Street, Chatham. The master plan allows for a range of uses across the site including open space, residential, commercial and tourism. A marina has also been included. The rezoning includes opening up the foreshore for public use and to create an off-road pedestrian/cycleway link between the Taree CBD and the recreation/entertainment precinct to the east of this site. The site will enable the construction of around 500 residential units and a range of commercial buildings for cafes, restaurants and other businesses.

The Watermark, Karuah

The Watermark development consists of 102 Lots ranging from 500 - 889 sqm. On the banks of the Karuah River, the well-maintained Longworth Park offers a retreat for relaxation and recreation. The Karuah Boat Ramp is also located nearby, providing easy access to water adventures and ensuring a hassle-free launch of watercraft.

NEWCASTLE LGA

The major residential development in the Newcastle LGA is focussed on a number of substantial apartment projects in and around the inner city.

East End Project

The \$750 million East End project will be the largest master-planned mixed-use site in Newcastle. The current development application approves a master plan for a mix of residential, retail and commercial uses across the 1.66 ha site (four distinct stages). The approved development application includes 47,800 sqm of residential floor space (approximately 500 apartments), 4,900 sqm of retail floor space and 2,700 sqm of commercial floor space. The \$250 million Stage One of East End, encompassing 155 apartments, was completed in 2021.

Stage 2 (124 apartments) was complete in 2022. Stages 3 and 4 are expected to be complete in early 2026 and will include 235 dwellings across five buildings, 1,731 sqm of retail floorspace and approximately 300 parking spaces.

The Store Site

Doma Group is leading the transformation of The Store site at 854 Hunter Street in Newcastle, with a \$200 million redevelopment of the 12,000 sqm site will combine innovative design solutions to provide an integrated masterplan delivering a new 15,000 sqm standalone office (complete), retail and two residential towers and structured carpark that is built over the NBI designed and approved by Transport for NSW (complete). The residential towers to be known as The Store Residences consist of 356 units - a mix of one, two and three-bedroom apartments. The 30-storey buildings will be the city's tallest at 99 metres, but rooftop infrastructure will extend beyond 100 metres. The podium situated above the Carpark will offer residents a host of recreational facilities spanning almost one acre in size, including a swimming pool, tennis court, spaces for private events, BBQ area, community gardens and children's playground, all surrounded by landscaped open areas.

Dairy Farmers Towers

Dairy Farmers Towers marks the rebirth of one of Newcastle's most iconic locations with over 180 residences, 5 floors of commercial space, and some of the best views of Newcastle. The residences will be situated in two towers that will become a new landmark amongst Newcastle's city skyline. The North Tower will be 99 metres tall and the South tower will be 89 metres in height. Each tower will include layouts featuring 1, 2, and 3 bedrooms. The iconic glass bottle and clock remain and will continue to live on through the redevelopment into Dairy Farmers Towers. The project is expected to be completed by the second quarter of 2025. Commercial spaces will be a prominent feature of Dairy Farmers Towers. It will also feature collaborative workspaces, precinct pools, wine bar and cellar, function rooms, green spaces and gym.

ONE Apartments

Located in Newcastle's CBD, ONE is a twin-tower development, offering one, two and three-bedroom luxury apartments with market-leading-sized floorplates and a selection of vistas. ONE Apartments feature a Scenic Lounge on the 22nd floor, providing 360° panoramas over Newcastle Harbour, Stockton, Merewether and the Watagan Mountains. Also located on the western side of the 22nd floor, the Sunset Room is a bookable function room. Both rooftops feature interior-designed indoor spaces with luxurious lounges and stylish dining areas. Outside are lawn terraces with undercover barbecues and seating and dining facilities. ONE will also have its own private cinema and private gym.

Marketown West Redevelopment

Region Group who purchased Marketown in 2021 for \$150 million, plan large-scale redevelopment of Marketown in Newcastle's CBD. The plan outlining seven towers delivering up to 1,250 apartments above a new retail podium. Documents lodged with the NSW government detail the vision for the western side of the precinct. The first stage has been declared a state significant development, includes two towers comprising 300 apartments above commercial premises.

Other developments

There is also a range of other apartment developments planned

for Newcastle. These include:

- A 12-storey, 140-apartment complex at the former Channel 10 site on Darby Street
- 165 apartments on the former Ibis Hotel site

PORT STEPHENS LGA

The Gardens

This residential community is located at the heart of Medowie and offers purchasers a convenient stroll to the local shopping centre and community facilities whilst providing a 25 minute commute into Newcastle CBD. When complete, The Gardens is anticipated to comprise of 211 residential homesites, with an average size of 550 sqm across the 21 hectare parcel of land. McCloy Group has announced the site will see future expansion back to Brocklesby Road, to the rear of the current site. An additional 2.9 hectares will be added to The Gardens enabling better access to housing within the LGA.

The Village, Wallalong

The Wallalong project is proposed to include a mix of environmental, rural, residential, commercial, education, and recreation opportunities such as parks, playgrounds and playing fields. Located in the Port Stephen's LGA it is part of a broader development in the region. The Wallalong Urban Release Area is set on 630 hectares and has the opportunity to accommodate approximately 3,500 new homesites.

SINGLETON LGA

The Fairways

The Fairways at Singleton is a boutique 35-hectare residential community be located off Maison Dieu Road. This living opportunity is a hallmark McCloy Community in partnership with landowners Singleton Golf Club. The new neighbourhood offers 214 residential, rural residential and medium density homesites ranging in size from approximately 550 to over 7000 sqm. The Fairways includes parks, playgrounds and picnic areas.

UPPER HUNTER LGA

Kurrajong Fields

Kurrajong Fields is a boutique community in Scone. It offers a premium land offering in a sought after rural centre off the New England Highway. The acreage design ensures open space front of mind. Kurrajong Fields has access to town conveniences whilst mainlining a rural feel. Homesites start at sqm with offerings also available up to 4000 sqm. The 37 homesites are being sold with access to townwater, power, sewer and the NBN network.

Dairy Farmers Towers – Artist Impression



As well as being an attractive business and investment location, the Hunter offers a lifestyle that is difficult to match.

The Region offers excellent educational and medical facilities, a broad range of shopping facilities, quality art centres and museums, first-rate dining and entertainment as well as every opportunity for the amateur and professional sportsperson. With an extensive array of scenic national parks, pristine beaches and waterways it is little wonder that most of those who move to the Region seldom leave.

Not only does the Hunter allow one to take advantage of superb cultural, educational, recreational and entertainment amenities, but it does so at a cost of living below that of the major cities across the country. Residents of the Hunter enjoy relatively affordable housing compared to the major cities, easily accessible roads and transportation services and an unparalleled quality of life.

What makes the Hunter unique is that people have the opportunity to live in a broad range of city or suburban styles or become part of the many small towns and farming communities and enjoy the open spaces. With an excellent road and public transport system, getting around is quick and without the congestion of major capital cities. Working people moving to the Hunter from large cities find that the reduced travel times result in greater amounts of leisure time.

The Hunter truly has it all. It is a great place to live and work.

Real estate

The Hunter has experienced sustained growth in residential real estate, including the harbour and inner-city urban renewal precincts of Newcastle as well as a range of new residential estates across the Region. Hunter residents enjoy high rates of home ownership. Whether looking for water views, a harbourside apartment, a rural retreat, a house in a new estate or established housing in one of the major metropolitan areas or smaller towns, the Hunter has something for everyone and a wide range of budgets.

Those moving to the region find that house prices are significantly lower than major capital cities. Home owners selling in the capital cities and moving to the Hunter Region are usually able to significantly improve their cash resources, home environment and lifestyle.

The HIA-Cotality Residential Land Report released in October 2025 reported that the median cost of a residential lot in Newcastle / Lake Macquarie was \$508,888, and the Hunter Valley was \$385,000 compared to \$689,350 in Sydney. The median lot size is also larger locally, Newcastle / Lake Macquarie were 527 sqm and the Hunter Valley 613 sqm compared to 382 sqm in Greater Sydney.

Health and medical services

The Hunter has one of the most advanced health and medical systems in New South Wales, administered by the Hunter New England Health.

The major hospitals for the Hunter Region include John Hunter Hospital, John Hunter Children's Hospital, Calvary Mater Newcastle, Maitland Hospital and Manning Hospital along with two mental health hospitals: the James Fletcher Hospital and Morisset Hospital. There is an array of smaller hospitals, district

health services and community hospitals throughout the Region. In addition, over 20 private hospitals enhance the health services available to the community.

The Master Plan for the NSW Government's John Hunter Health and Innovation Precinct (JHHIP) which includes a \$835 million investment in John Hunter Hospital and John Hunter Children's Hospital is now under construction and is expected to be completed in 2026.

The new Maitland Mental Health facility located on the Maitland Hospital campus in Metford and due to be completed by 2027, will provide a range of rehabilitation and forensic mental health care services.

Lake Macquarie Private Hospital is undergoing a major redevelopment. Expected to be completed in 2026, the improved hospital will offer 248 private inpatient beds, 14 operating Theatres, three Cardiac Catheter Labs plus Hybrid and Vascular labs, Critical Care, Intensive Care and an enhanced 24 hr Emergency Department, as well as on site Radiology and Oncology services.

The Health Service works in partnership with the NSW Ambulance Service and the Hunter Westpac Rescue Helicopter Service to safely bring people to the facility that best serves their needs. These services operate across the whole Region.

Education

The Hunter has an excellent private and public school system with primary and high schools spread throughout.

Public schooling is well covered, with all residential areas served by infant, primary and strategically located high schools.

Merewether High School is one of 17 fully selective high schools in New South Wales providing an educationally enriched environment for high-achieving, academically-gifted students.

Hunter School of the Performing Arts HSPA is the only fully selective Year 3-12 performing arts school in NSW. It draws students from the Lower Hunter, Upper Hunter, Central Coast and further afield.

There is a variety of high-quality private schools with a history of success. These include:

- Newcastle Grammar School - Newcastle
- Hunter Valley Grammar School - East Maitland
- Scone Grammar School - Scone
- Bishop Tyrrell Anglican College - Fletcher
- Macquarie College - Wallsend
- St Phillips Christian College – Campuses at Waratah, Salamander Bay and Cessnock
- Avondale College – Cooranbong
- Taree Christian College - Taree

The Catholic Diocese of Maitland-Newcastle provides educational services throughout the Region. The diocese extends from Lake Macquarie to Taree and as far inland as Merriwa and Murrurundi with 58 primary and secondary schools servicing all main towns and educating a total of over 21,000 students.

The Hunter is home to the University of Newcastle, which is ranked in the top 1% of universities in the world. For more than 60 years the University of Newcastle has opened doors to higher

education for thousands, pioneered groundbreaking research to solve local and global challenges, and played a vital role in creating a thriving region.

The University's beautiful campuses located in the Hunter and adjoining Central Coast region are located just minutes away from spectacular beaches, waterways, national parks and State forests. The University also has a presence in metropolitan Sydney and a campus in Singapore.

With a diverse community hailing from almost 100 countries, our region provides a unique blend of cultures while enjoying a world-class education in a multicultural city.

Community engagement is at the heart of the University's values. The University is well known for collaborating closely with local industries, providing students with unique opportunities to gain practical experience and make valuable connections that will have a lasting impact well beyond their study.

With endless opportunities to learn, grow, and make a meaningful impact, students and staff at the University place high value on their environment and the lifestyle they enjoy by working, studying and living in Newcastle.

TAFE NSW has a major presence in the Hunter Region, with 14 campuses and Connected Learning Centres delivering high quality programs including short courses, TAFE for school (TVET), certificates, diplomas, advanced diplomas, and degrees delivered in partnership with industry. Students can enjoy the flexibility to study in purpose-built facilities on campus, online or in the workplace.

Tokyo-based Nihon University welcomed the first students to its international campus in Newcastle in January 2022. With over 70,000 students, Nihon University is the largest private educational institution in Japan. Originally founded in 1189 as the Nihon Law School, the University now comprises 16 colleges, 20 postgraduate schools, and 32 research institutes. The Newcastle campus is the University's first overseas location.

Shopping

Anything you can buy in the capital cities, you can buy in the Hunter. Retail shopping is conveniently located across the Region.

Larger centres such as Westfield Kotara, Charlestown Square, Stockland Glendale and Stockland Green Hills feature major retail outlets including David Jones, Myer, Kmart, Target, Coles and Woolworths, catering to the shopper's every wish.

These are supplemented by a wide range of other shopping centres and shopping precincts, ensuring nearly all Hunter residents are close to facilities to cater for their shopping needs.

The Hunter's retail sector continues to attract a large volume of investment, with hundreds of millions of dollars spent in shopping infrastructure, from the large centres right down to smaller local shopping facilities.

Sporting

Almost every sport imaginable can be played in the Hunter with top-class sporting facilities throughout the Region available for the player or spectator regardless of age.

Sporting teams at all levels from junior to adult compete across the Region in sports such as cricket, football, netball, basketball, horse riding, rugby league, rugby union, AFL, hockey and ice hockey. Sailing is enjoyed on all the waterways, whether racing or cruising, and there is an exceptional choice of world-class golf courses.

The Region's strong sporting background is highlighted by the Newcastle Knights in the National Rugby League and National Women's Rugby League competitions, and the Newcastle Jets in the National A-League and the A-League Women competitions – each with a very strong fan base. Women's sports in particular has seen dramatic growth in recent years.

The NSW Government and the Wests Group each contributed \$10 million for a Rugby League Centre of Excellence in Newcastle, which was opened in 2022 and provides state of the art facilities for the local community.

There are a variety of stadiums and sporting fields across the region. The 30,000 capacity McDonald Jones Stadium at Broadmeadow is home to the Newcastle Knights and Newcastle Jets, and is increasingly attracting other major national and international matches.

A transformed sports & entertainment precinct is planned at Broadmeadow. The land is State-owned, with McDonald Jones Stadium and Newcastle Entertainment Centre and Showground under the management of Venues NSW. The Precinct also contains a variety of other sporting facilities including hockey fields, touch football fields, tennis courts, indoor basketball courts and a harness racing track. It is also home to organisations such

as the PCYC and the Westpac Rescue Helicopter Service, as well as a variety of commercial uses. Proposed new facilities include a multi-purpose entertainment and convention centre, a consolidated sports facility, an event plaza, a 3.5 star hotel for tourists and business travellers, landscaped walkways and better connections within and to the Precinct, and a multi-storey car park. Newcastle Basketball has lodged a State Significant Development Application (SSDA) for the \$30 million Hunter Indoor Sports Centre to be built in the precinct.

Surfing is a high participation sport in the Hunter because of the great selection of exceptional surfing beaches. Newcastle's Surfest is the largest surfing festival in the southern hemisphere and is expected to attract more than 800 male and female competitors in 2025.

Glendale Sports and Athletic Centre, Hunter Sports Centre and the University's Forum Sports and Aquatic Centre are regularly used by both the general public and elite athletes. Other major facilities include the YMCA Manning Aquatic Leisure Centre, Great Lakes Aquatic and Leisure Centre and many smaller centres across the region.

The Hunter has something to offer the outdoors lover. Superb national parks and wildlife reserves abound. Parts of the Barrington Tops National Park are world heritage listed and activities include bushwalking, eco-tourism facilities and white water rafting. Myall Lakes National Park in the Great Lakes district is around 44,000 ha. Watagan State Forest extends for over 7,000 ha, in Lake Macquarie and Blackbutt Reserve, just 15 minutes from Newcastle CBD, showcases native flora and fauna in vast unspoiled bushland.

Maitland City Council



Newcastle Airport



The Hunter's array of pristine beaches, Lake Macquarie (Australia's largest saltwater lake), the Hunter River, Manning River, the bays of Port Stephens and the Wallis, Smith and Myall Lakes give residents the opportunity to relax and indulge in all kinds of water sports, including sailing, waterskiing, surfing, fishing and swimming.

Entertainment

There is a diverse range of entertainment available across the Hunter for singles and families.

Fine art collections are housed in the Newcastle Art Gallery, Lake Macquarie City Art Gallery, Maitland Regional Art Gallery and the Manning Regional Art Gallery as well as more intimate galleries. The Newcastle Art Gallery has been undergoing a major expansion, more than doubling its footprint, and will officially reopen to the public on 28 February 2026. The Newcastle Museum has an extensive collection to both educate and entertain.

Newcastle's fully restored Civic Theatre is the venue for regular local, national and international performances and the Newcastle Entertainment Centre accommodates rock concerts, exhibitions and conventions. The Conservatorium of Music regularly hosts national and international musicians and performances. The Manning Entertainment Centre is a 505 seat theatre that offers first class facilities for the performing arts, from school productions an amateur theatre to artists of national and international acclaim. Wine Country venues such as The Tempus Two Winery, the Bimbadgen Estate and Hope Estate have a reputation for attracting major local and international artists. Across the Region, numerous registered clubs and hotels provide a range of entertainment options, from a place to meet friends to concerts of all types.

The Hunter has numerous cinema centres and one drive-in for movie lovers.

The Hunter is home to a wide range of festivals that attract an increasing number of visitors to the Region. These include Newcastle Jazz Festival, Hunter Valley Wine & Beer Festival, Lovedale Long Lunch, Taree Aquatic Powerboat Easter

Spectacular, Hunter Valley Steamfest, Dungog Rodeo, Love Sea Food Tastes Port Stephens, Scone Horse Festival, Festival of the Fleeces, Hunter Valley Airshow, Warbirds Over Scone and many others. A number of regional shows are also held annually.

Dining out

The Hunter's culinary delights are sure to tempt, with a vast array of dining experiences to enjoy throughout the Region.

Diners can choose from alfresco dining in cosmopolitan cafés, craft beer restaurants, seafood restaurants by the water, quality rural establishments and much more. There's a place to suit every taste, mood and budget.

Transport

The Hunter is easily accessible by road, rail and air.

One of Australia's fastest growing airports, Newcastle Airport is just 25 minutes from the Newcastle CBD. The Airport is serviced by Jetstar, Virgin Australia, Qantas, Link Airways, Eastern Air Services and FlyPelican, flying to 12 direct domestic destinations as well as Bali. Singapore via Bali flights are scheduled to begin from March 2026. A major terminal expansion was opened on 1 August 2025, adding 50% to the terminal's footprint.

Commuter rail services operate passenger trains across the Hunter and link the Region to the East Coast of Australia via Cityrail and CountryLink.

While public transport links are extensive, many residents choose to drive because of the relatively uncongested roads and ample parking facilities.

Places of worship

The Hunter has a predominantly Christian community, with almost all denominations represented and many landmark churches across the Region. Newcastle is the seat of the Anglican and Catholic Hunter bishops.

There is also an increasing number of followers of other religions in the Hunter, including Buddhism and Islam.

Beaches in Newcastle



LOCAL GOVERNMENT AREAS

The Hunter is divided into 10 Local Government Areas:

- Cessnock
- Dungog
- Lake Macquarie
- Maitland
- MidCoast
- Muswellbrook
- Newcastle
- Port Stephens
- Singleton
- Upper Hunter

The Hunter Joint Organisation is the representative body of the ten LGA councils. It ensures strong communication between Mayors, Councillors and General Managers; shared professional expertise through staff forums and many inter-council collaborative projects.

Further information is available from their website at www.hunterjo.com.au



Silo at Merriwa – Upper Hunter



CESSNOCK LGA

Area: 1,965 sq km
Population: 69,352 (ABS 2024 ERP)
Location: 40 km west of Newcastle; 120 km north of Sydney

A Place to Grow, a Region to Celebrate Home of the Hunter Valley Wine Country and the next generation of opportunity.

Cessnock City offers compelling opportunities for businesses seeking to establish, grow or diversify within one of NSW's most dynamic regional economies – the Hunter. Strategically positioned at the gateway to Newcastle, Lake Macquarie, Maitland, the Upper Hunter and the Central Coast, Cessnock City provides direct access to a regional population catchment of more than one million people. Its proximity to major employment centres and supply chains, combined with affordability, liveability and strong economic fundamentals, positions Cessnock as a strategic hub for investment.

Cessnock City boasts a progressive and supportive business culture, abundant affordable industrial and commercial land, and established transport infrastructure connecting local businesses to domestic and international markets. The City offers highly liveable town centres, quality services and a strong sense of community that supports workforce attraction and retention.

Strategic Transport Connectivity

Outstanding transport links strengthen Cessnock City's commercial advantages. The City is directly accessible from the Pacific and New England Highways – key components of the National Highway and National Road Freight networks. The Hunter Expressway along the City's northern boundary provides seamless connections to the Port of Newcastle, Australia's largest east-coast port, and Newcastle Airport, one of the fastest-growing regional aviation gateways with expanding domestic and international capacity.

These connections enable efficient movement of goods and services across NSW and beyond, supporting industries ranging from advanced manufacturing and construction to agriculture, tourism, education and professional services.

High-Growth Population and Workforce

Cessnock is one of the fastest-growing regional local government areas in NSW. By 2041, the population is projected to reach nearly 114,000 residents, with an additional 10,000 new homes constructed across towns and villages. This growth, driven by affordability, lifestyle appeal and increasing employment opportunities, supports a robust workforce skilled across hospitality, viticulture, horticulture, health, trades, logistics and machinery operations.

Businesses locating in Cessnock City benefit from access to both a local labour market and the broader Hunter talent pool, creating strong recruitment pathways across a diverse range of industries.

A Diverse and Evolving Economy

Cessnock City has a well-established and diverse economic base that continues to expand. Key sectors include manufacturing, construction, health care, residential care, education and training, tourism, accommodation and food services, agri-business, resource recovery and specialist machinery operations.

The City is home to industry-leading training providers specialising in hospitality, viticulture, horticulture and heavy machinery operations and maintenance, enhancing workforce capability and ensuring a steady pipeline of skilled workers. Emerging sectors such as beverage manufacturing, aviation, public administration and warehousing are further diversifying the economy and creating new investment pathways.

Hunter Valley Wine Country, located within Cessnock City, is NSW's most visited wine region and Australia's oldest surviving commercial wine district. This globally recognised tourism asset supports a thriving visitor economy worth hundreds of millions annually and provides significant opportunities for business expansion in events, arts and culture, food and beverage production, accommodation, transport, and aviation-related activities.

Supporting this sector is the award-winning Hunter Valley Visitor Information Centre, where knowledgeable staff service over 64,000 visitors annually. The centre provides high-quality visitor servicing, promotes the region as a premier destination, and facilitates bookings for tourism operators. This hands-on support strengthens the local visitor economy and provides businesses with direct access to engaged audiences.

Lifestyle, Environment and Cultural Assets

Cessnock City combines commercial opportunity with exceptional lifestyle appeal. The region features expansive rural landscapes, national parks and state forests, offering high-amenity living and recreational opportunities. Wollombi Valley—rich in Aboriginal, colonial and convict heritage provides a unique cultural dimension that strengthens the region's tourism brand and enhances its quality-of-life offering.

These natural and cultural assets attract talent, investors and visitors alike, underpinning long-term economic resilience and creating a place where people want to live, work and invest.

A City Poised for Continued Growth

With strong population growth, a flourishing visitor economy, diverse and expanding industries, and strategic location within the broader Hunter Region, Cessnock City offers a highly competitive value proposition for investors and businesses. Affordability, skilled labour, transport connectivity and the Council's commitment to sustainable economic development create an environment where enterprises can thrive.

Cessnock City Council continues to prioritise infrastructure planning, economic diversification and business support, ensuring the region remains well-positioned to foster long-term prosperity while celebrating its rich heritage, stunning landscapes, and status as the home of the Hunter Valley Wine Country.

Mayor: Councillor Daniel Watton
General Manager: Peter Chrystal (Interim)
Address: 62-78 Vincent Street, Cessnock NSW 2325

For further information contact:
Cessnock City Council Economic Development Unit
Phone: +61 2 4993 6700
Email: economic.development@cessnock.nsw.gov.au
Website: www.advancecessnock.com.au



ADVANCE GREATER CESSNOCK

A place to grow, a region to celebrate



*Home of the
Hunter Valley Wine Country
and the next generation
of opportunity*

DUNGOG LGA

Area: 2,250 sq km
Population: 8,905 (ABS 2024 ERP)
Location: 76 km north of Newcastle

Dungog shire is in the Upper Hunter region and is renowned for its forests, mountains and picturesque river villages. It is bordered in the north by the Barrington Tops plateau and national park, which is part of the Great Dividing Range.

Dungog shire is an area of unparalleled natural beauty featuring two principal rivers: the Williams River to the east and the Paterson River to the west. Both of our rivers are tributaries of the Hunter and contribute over 40% of the flow to the Hunter river.

With some of the most extensive subtropical rainforests in the world, visitors come to explore the 13,000 hectares of state forests and 37,500 hectares of protected conservation areas and nature reserves where you can relax, camp or picnic beside pristine rivers - taking a refreshing swim, paddle a canoe or throw in a fishing line. For those looking for a wilderness adventure, come and explore the Barrington Tops, or a walk, mountain bike, run or horse ride at the renowned Dungog Common might be more your speed. With a long history and innumerable heritage buildings, Dungog shire offers vibrant art galleries, speciality shops, and pubs and cafes that reflect the commitment the community has made to preserving Dungog's historical integrity.

With the iconic Horseshoe drive allowing visitors to take in the magnificent scenery through authentic country towns, it's no surprise it's one of the most popular routes.

Dungog shire is a vibrant rural community, strongly committed to maintaining and celebrating its unique lifestyle. Nowhere else in the Hunter will you find such a mixture of creative businesses and events boarded by productive and innovative farms. Over recent years, the shire has seen an increase in the number of arts, craft, bespoke brewing, creative businesses and events, with both a retail and tourism focus, including Sculpture On The Farm.

Become a part of the fabric of the Dungog Shire. Local real estate businesses know the land inside out and can open many beautiful doors for you whether it be a business or a home. Dungog has all the important infrastructure- schools, sporting parks and pools, shopping, medical, trains, all just 2.5 hours from Sydney, an hour from Newcastle and a short drive from Newcastle Airport – so why not make Dungog Shire your home?

Mayor: Councillor Digby Rayward
General Manager: Gareth Curtis
Address: 198 Dowling Street, Dungog NSW 2420

For further information contact:
Phone: +61 2 4995 7777
Email: shirecouncil@dungog.nsw.gov.au
Website: www.dungog.nsw.gov.au, www.visitdungog.com.au

LAKE MACQUARIE LGA

Area: 649 sq km
Population: 221,859 (ABS 2024 ERP)
Location: 110 km north of Sydney

Lake Macquarie is the gateway to a fast growing and dynamic regional economy offering less expensive industrial land and commercial space providing an attractive alternative for businesses seeking expansion or relocation. A highly skilled working population and first-class infrastructure well served by major highways, including the M1 Pacific Motorway, providing access to Sydney, Newcastle, the Hunter Valley and Central Coast and beyond, Lake Macquarie is well on the way to being Australia's most thriving regional city.

Located 90 minutes North of Sydney, Lake Macquarie is a powerhouse of economic potential. High value industries including education, health, manufacturing, professional services and knowledge economy, mining and energy along with others combine to produce an economy valued at \$32 billion. Lake Macquarie is forecast to reach a population of 260,000 by 2046, with areas like Morisset and Cooranbong driving this expansion.

Lake Macquarie offers a lower cost of living compared to Sydney, making it an attractive alternative for businesses and families. Surrounded by pristine beaches, expansive bushlands, and Australia's largest saltwater lake, it delivers the balance of business opportunities and lifestyle. Key advantages for investment in Lake Macquarie include: competitive industrial and commercial property prices compared to Sydney; a well-educated and highly skilled population supported by diverse educational institutions, including universities and vocational training centres; and seamless access to international markets via air, rail, sea, and road networks.

Dantia, Lake Macquarie's economic development company, serves as a conduit for businesses to access the potential of the city, taking a customised approach to engagement, supporting business or project needs, fostering collaboration to align visions and enable success. Dantia's aim is to deliver outcomes that are mutually beneficial to you and the economic diversity and prosperity of Lake Macquarie City.

Lake Macquarie offers an unparalleled work-life balance, combining a thriving business environment with a relaxed lifestyle. Enjoy a thriving job market and extraordinary natural beauty, all within reach of Newcastle, the Hunter Valley and Central Coast, offering the perfect setting for both professional success and personal fulfillment. Lake Macquarie is about twice the size of Sydney Harbour and one of Australia's largest saltwater lakes, with a circumference of 174 km. There is 32 km of coastline to the city's east with four patrolled beaches. Thirteen forests make up the Watagan Mountains in the City's west. Rental, hiring and real estate services, mining, health care and social assistance are the biggest contributors to the city's economy. Over 73,000 people work in Lake Macquarie, with retail trade, construction and education and training the largest employers

Lake Macquarie isn't just a place to invest; it's a place to thrive. Dantia's mission is to advance Lake Macquarie's economy for new & existing businesses and residents by facilitating employment and economic growth through attracting investment, fostering innovation, advocating for infrastructure and building Lake Macquarie's identity.

For further information contact: Dantia, Lake Macquarie's Economic Development Company: Tim Browne
Phone: 0427 908 217
Email: info@dantia.com.au
Website: www.dantia.com.au and www.investlakemac.com.au

DUNGOG SHIRE
Life as it should be - A breath of fresh air

Worlds apart from urban living, yet easily accessed from Newcastle and Sydney, here forests and farmland converge, mountains provide a picturesque backdrop to verdant valleys and rippling rivers, and history is indelibly etched in the very fabric of our towns and villages. Fresh air and delicious, fresh, local produce are guaranteed. Dungog Shire is the perfect location to live, work and play.

Contact us to find out more about the opportunities that wait for new businesses and residents.





Dungog Shire Council
 198 Dowling Street
 Dungog NSW 2420
 P: +61 2 4995 7777
 W: www.dungog.nsw.gov.au
 W: www.visitdungog.com.au



For more information scan the QR code



Gateway to a fast-growing & dynamic regional economy




MAITLAND LGA

Area: 396 sq km
Population: 98,163 (ABS 2024 ERP)
Location: 27 km west of Newcastle, 170 km north of Sydney

Maitland, the heart of the Hunter, is one of Australia’s fastest-growing regional cities. Maitland is projected to reach 144,500 people by 2041. This growth underpins a dynamic economy with an annual output of more than \$15 billion and a gross regional product of more than \$8 billion, supported by over 6,000 active businesses and a workforce of 47,000 people.

Maitland provides the connectivity of a modern city with the charm and liveability of a vibrant regional community. The city benefits from direct access to the Hunter Expressway, major rail corridors, and is in close proximity to Newcastle Airport and the Port of Newcastle. These connections position Maitland as a gateway to domestic and global markets, ideal for logistics, advanced manufacturing, and export-oriented industries.

Maitland offers an enviable lifestyle, diverse housing options, and dynamic employment precincts that foster growth and innovation. Maitland has seen significant infrastructure investment in recent years and with strategic planning initiatives, such as the East Maitland Catalyst Area Structure Plan, opportunities will open up for infill around key services, amenities, employment precincts and transport links.

With a growing diversified economy, strong population growth, the right connections and access to a skilled workforce of 380,000 within a one-hour radius, Maitland is a prime destination for business and investment.

Maitland’s economy is vibrant, diverse and resilient, anchored by eight priority sectors: health and medtech, advanced manufacturing, agtech, knowledge-intensive industries, clean energy, circular economy, defence and tourism

Investment opportunities are concentrated in four priority economic precincts: **Central Precinct** – Urban renewal in Maitland CBD, the civic, cultural and lifestyle precinct; **Eastern Precinct** – East Maitland Catalyst Area, Thornton Industrial Precinct and Brickworks Employment Precinct; **Western Precinct** – Advanced, transport and logistics at Rutherford Industrial manufacturing Estate, and Dalmore Park Business and Innovation Precinct; and **Hinterland Precinct** – Agribusiness, agritourism, and education anchored by Tocal College. Future growth areas include Four Mile Creek National Pinch Point and Anambah to Branxton Regionally Significant Growth Investigation Area, offering large-scale employment land with unparalleled connectivity to national freight routes.

Connect with Council’s Economic Development team to find out more about business and investment opportunities and secure your place in one of Australia’s most exciting regional growth centres. Invest in the heart of the Hunter, invest in Maitland.

Mayor: Councillor Philip Penfold
General Manager: Jeff Smith
Address: 263 High Street, Maitland NSW 2320

For further information contact:
 Economic Development Team
Phone: +61 2 4934 9700
Email: business@maitland.nsw.gov.au
Website: www.mait.city/investMaitland

MIDCOAST LGA

Area: 10,054 sq km
Population: 98,582 (ABS 2024 ERP)
Location: 172 km north of Newcastle

The MidCoast region covers over 10,000 sq km. With stable development, an unbeatable lifestyle and 195 cities, towns or villages to choose from, the MidCoast is open for business.

The main population centres in the MidCoast region are located within a short distance to the Pacific Highway providing commuters with dual carriageway to the cities of Sydney (3.5 hours) and Newcastle (under 2 hours). The Pacific Highway, running through the entire north - south length of the local government area, provides immense interconnectivity for the region. Taree is located adjacent to the Pacific Highway - a convenient location for freight and transport operations.

Stretching from Hawks Nest and Tea Gardens in the south, Diamond Head in the north and capturing the Barrington Tops to the west, the MidCoast region is defined by exceptional natural resources; 190 km of coastline, 1,808 sqkm of national parks, 85 sqkm of subtropical estuary and a community-focused outdoor lifestyle that supports a thriving coastal and rural economy. The MidCoast region has well established cultural services with both the Manning Regional Art Gallery and the Manning Entertainment Centre attracting high quality exhibitions and events.

The region has a strong tourism industry delivering social, economic, environmental benefits to the community. With over 2 million international and domestic visitors bringing more than \$800 million

in annual revenue, tourism is one of the most important industries in the region.

In addition to tourism, the region has a long-established agribusiness sector including beef cattle, dairy farming and egg production. The region is well suited to aquaculture activities including oyster farming and commercial fishing with many prosperous commercial operations in place. Agriculture ranks number four in the region for exports, valued at more than \$170 million.

Other major economic industries in the region include manufacturing, retail, construction, education, health, aged care and community services. Health care and social assistance is the largest industry employer in the MidCoast Council area making up 21% of total employment. The Construction industry stands out with significant growth in employed persons with 65% growth since 2019. A close second in employment growth is the Information Media and Telecommunications sector, with a 47% increased in employment since 2019.

Major investment opportunities exist for businesses that complement the area’s environmental values and relaxed lifestyle attributes. MidCoast Council has undertaken a number of key projects to advance the economic opportunity of the area including the Draft Northern Gateway Transport and Logistics Hub and a renewed focus on the long-term strategic opportunities for the Taree Regional Airport.

Mayor: Cr Claire Pontin
General Manager: Adrian Panuccio
Address: Yalawanyi Ganya, 2 Biripi Way Taree 2430
Email: council@midcoast.nsw.gov.au
Website: https://www.midcoast.nsw.gov.au

Supporting business and investment in Maitland

- People and future skills
- Thriving and connected places
- Innovative and diverse economy
- Productive and equitable partnerships

Maitland City Council’s Economic Development team are here to help.
 02 4934 9700 | business@maitland.nsw.gov.au | mait.city/investMaitland

2026
 HUNTER INVESTMENT PROSPECTUS

View the 2026 Hunter Investment Prospectus online
www.hunterinvest.com.au

YOUR SMART BUSINESS, INVESTMENT & LIFESTYLE CHOICE

MIDCOAST OPEN FOR BUSINESS

Welcome to an unbeatable business location, where we are committed to working collaboratively with government agencies, investors and businesses to help you achieve your outcomes.

What can we do for you?

- A single point of contact for all investment enquiries
- Provide local economic and demographic intel
- Tours and introductions to key business / site locations
- Planning and assessment support

If you’re considering investing in the region, expanding or relocating your business here, scan the QR code to view our Investment Prospectus or connect with our Economic Development Team:

E: business@midcoast.nsw.gov.au
P: +61 2 7955 7777

midcoast.nsw.gov.au

MUSWELLBROOK LGA

Area: 3,405 sq km
Population: 16,817 (ABS 2024 ERP)
Location: 130 km north-west of Newcastle

Muswellbrook Shire is centrally located in the Upper Hunter Valley, by road approximately three hours from Sydney, two hours from Tamworth and 90 minutes from Newcastle. The Shire is rich in natural resources with 1,455 sq km (43 percent) of national parks. The area includes the World Heritage Wollemi National Park, productive agricultural land that traces the Goulburn and Hunter rivers and energy resources of state and national significance.

A number of diverse industries, including agriculture continue to shape Muswellbrook Shire. The area is home to the largest critical mass of thoroughbred rearing in Australia; recognised historically and internationally for premium wines; provides 40% of the state's base-load electricity, and has a coal industry that began in the late 1800's.

Presently, Muswellbrook is the main centre for the State's power generation and also a major centre for coal mining. However, the next few decades will be a period of transition for much of Shire's existing industrial base. Liddell power station was decommissioned in 2023 and Bayswater power station will close in 2035.

Muswellbrook has the natural assets, infrastructure and skills to become Australia's 'new energy' powerhouse, capitalising on the global momentum behind clean energy, sustainable food and bio-innovation to create new industries and jobs. This is due to Muswellbrook's key comparative advantages which include: transport and enabling infrastructure, close energy system integration and skills base. Muswellbrook LGA is well positioned to develop clean energy generation. In addition to solar and wind energy generation, the region has financially competitive sites for construction of Pumped Hydro Energy Storage. Muswellbrook LGA is also a region with competitive and comparative advantages for developing bio-ethanol and green chemicals production with suitable land, reliable and existing rail freight networks and transport links to a major exporting port.

Muswellbrook's economic development strategies are linked to Council's Community and Economy directorate which seeks opportunities for new business and employment opportunities and sustainable regional transition for the Upper Hunter Region.

Mayor: Councillor Jeffrey Drayton
General Manager: Derek Finnigan
Address: Campbell's Corner 60-82 Bridge Street, Muswellbrook NSW 2333

For further information contact
Phone: +61 2 6549 3700
Email: council@muswellbrook.nsw.gov.au
Website: www.muswellbrook.nsw.gov.au

NEWCASTLE LGA

Area: 187 sq km
Population: 176,860 (ABS 2024 ERP)
Location: 170 km north of Sydney

Newcastle is a creative, culturally rich and innovative city with beautiful natural assets and a warm, welcoming community. With an average commute time of just 15 minutes, Newcastle delivers all the advantages of a modern, smart city, including world-class services, facilities, and high-quality education and employment opportunities.

Newcastle's appeal as a convenient and highly liveable city continues to grow, attracting increasing numbers of people relocating from metropolitan centres such as Melbourne and Sydney.

A key part of Newcastle's attraction lies in its established culture of creativity and forward-thinking innovation. As an emerging global city, Newcastle is home to a dynamic and expanding innovation ecosystem. The city is experiencing a significant shift toward a knowledge-based economy, with specialist clusters in science, engineering, health, renewable energy and defence and aerospace helping drive transformation and economic renewal.

City of Newcastle continues to make major investments in local centre upgrades, precinct improvements, infrastructure and place activations. The organisation also supports business owners and industry networks through programs designed to foster growth and assist the city's economic transition. Initiatives such as Imagine Newcastle; aim to attract talent and City Insights; provide data-driven insights that support business development and informed investment decisions.

Well connected to the world through an international airport and deep-water port, Newcastle is undergoing extensive commercial and residential renewal, particularly across the eastern and western ends of the inner city. This evolution is enabling Newcastle to realise its potential as a compact, convenient and globally minded urban centre.

Deputy Lord Mayor: Councillor Charlotte McCabe
CEO: Jeremy Bath
Address: 12 Stewart Avenue, Newcastle West, NSW 2300

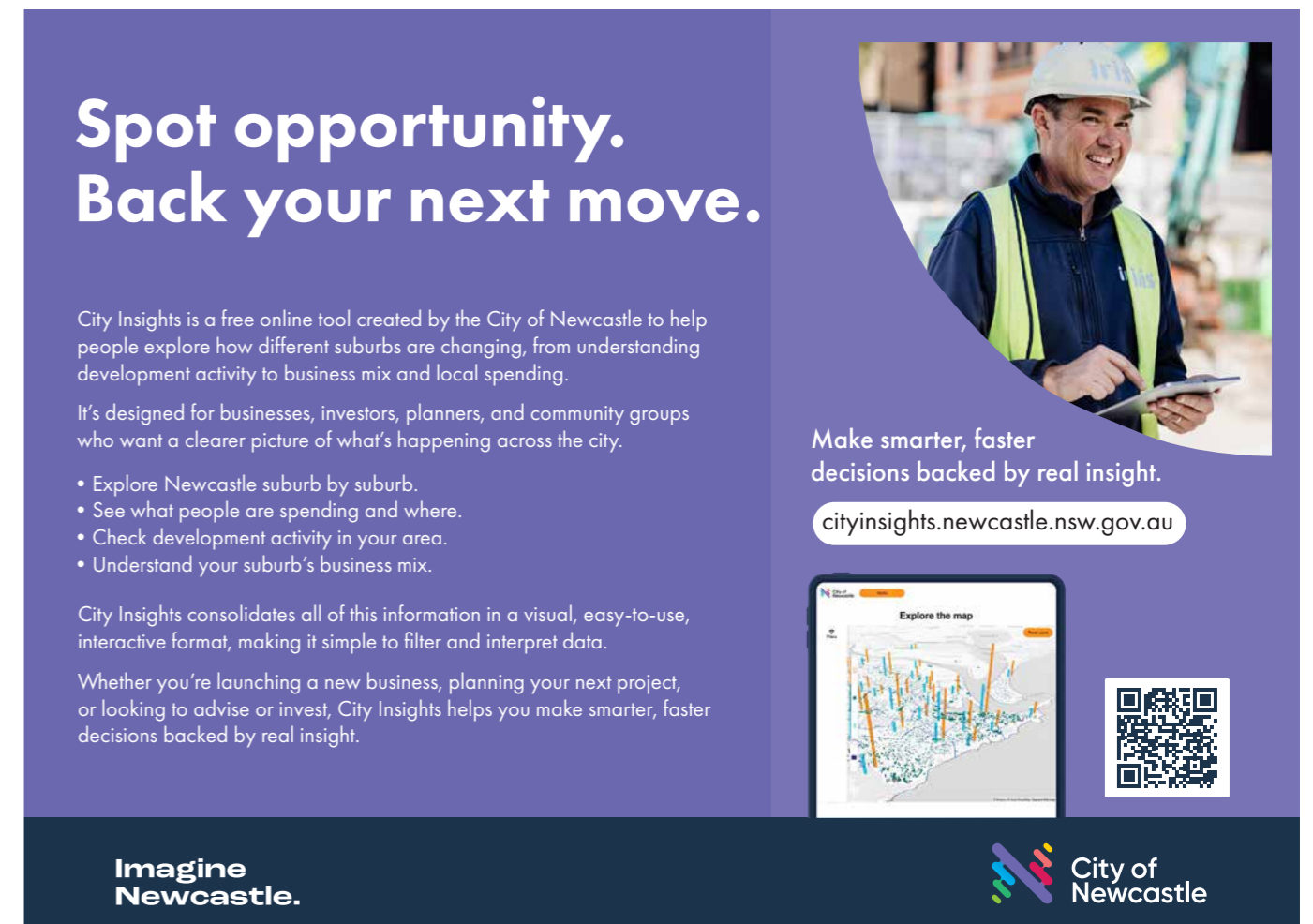
For further information:
Phone: +61 2 4974 2000
Email: CityEconomy@ncc.nsw.gov.au
Website: https://imaginenewcastle.au / and https://newcastle.nsw.gov.au/



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Spot opportunity. Back your next move.

City Insights is a free online tool created by the City of Newcastle to help people explore how different suburbs are changing, from understanding development activity to business mix and local spending. It's designed for businesses, investors, planners, and community groups who want a clearer picture of what's happening across the city.

- Explore Newcastle suburb by suburb.
- See what people are spending and where.
- Check development activity in your area.
- Understand your suburb's business mix.

City Insights consolidates all of this information in a visual, easy-to-use, interactive format, making it simple to filter and interpret data. Whether you're launching a new business, planning your next project, or looking to advise or invest, City Insights helps you make smarter, faster decisions backed by real insight.

Make smarter, faster decisions backed by real insight.
cityinsights.newcastle.nsw.gov.au

Imagine Newcastle. City of Newcastle

PORT STEPHENS LGA

Area: 858 sq km
Population: 78,906 (ABS 2024 ERP)
Location: 170 km north of Sydney

Port Stephens, renowned for its natural wonders, brings together a stunning coastline and a vast, scenic hinterland. Offering a life where you can work, play and grow. As a significant economic hub within Australia's dynamic Hunter region, Port Stephens is home to just shy of 80,000 residents, projected to grow to over 90,000 over the next 20 years.

Port Stephens boasts major strategic centres, including the bustling industrial hub of Tomago and the Williamtown Special Activation Precinct which incorporates the international Newcastle Airport, the RAAF Base Williamtown and the Defence and Aerospace Related Employment Zone (DAREZ). The region's unique natural environment, encompassing National Parks, Marine Parks, and the Worimi Conservation Lands, fuels a thriving tourism industry.

Recognised by both State and Federal Governments as a regional economic driver, Port Stephens continues to attract significant investment. The transformative \$2.1 billion M1 Motorway extension to Raymond Terrace will enhance connectivity, improve safety, and streamline freight corridors across the region. The \$1.5 billion investment in RAAF Williamtown, home to the F35 Joint

Strike Fighters, has attracted internationally recognised businesses to the area. At the same time, Newcastle Airport's \$250 million upgrade, including a new International terminal, further bolsters the region's global connectivity.

Port Stephens boasts an exceptional lifestyle for people of all ages, offering a variety of residential options—from coastal and inland villages to waterfront homes, modern apartments, spacious properties, and rural retreats. Known for its liveability and strong sense of well-being, the area provides businesses with a competitive advantage, especially when attracting skilled and qualified professionals. The stunning natural surroundings appeal to visitors and those seeking a slower pace of life, while the convenience of nearby city amenities ensures easy access to world-class health care and education. Port Stephens is the ideal place to live, work, and invest.

Contact information:
Mayor: Councillor Leah Anderson
General Manager: Tim Crosdale
Address: 116 Adelaide Street, Raymond Terrace NSW 2324

For further information contact:
 Port Stephens Council – Administration Building
Phone: +61 2 4988 0255
Email: council@portstephens.nsw.gov.au
Website: www.portstephens.nsw.gov.au

Work Play Grow

Invest in Raymond Terrace

- 5mins** to the town centre
- 18mins** to the airport
- 25mins** to beaches

portstephens.nsw.gov.au

PORT STEPHENS COUNCIL

THE HUNTER REGION OF NSW, AUSTRALIA

YOUR SMART BUSINESS, INVESTMENT & LIFESTYLE CHOICE

SINGLETON LGA

Area: 4,893 sq km
Population: 25,639 (ABS 2024 ERP)
Location: 80 km west of Newcastle, 200 km north-west of Sydney

Located at the junction of the New England and Golden highways and the gateway to the world-renowned Hunter Valley, it's little wonder Singleton has long been an economic powerhouse of the Hunter region. First playing a key role in the fledging colony of NSW through agricultural production, it is now also home to engine industries including coal mining and construction, manufacturing, defence, agriculture, visitor economy and viticulture supported by the Mount Thorley and Masion Dieu industrial estates and McDougall Business Park, presenting an abundance of opportunity for investment and business growth.

Singleton's Gross Regional Product (GRP) has more than doubled in the past 12 months to reach \$13.5 billion, positioning Singleton as the third-largest economy within Australia's largest regional economy. This impressive growth is underpinned by a strong industry base, skilled labour force, well-established supply chain infrastructure and efficient multi-modal transport networks, all of which contribute to Singleton's continued success and regional significance.

A balance of natural beauty and development make Singleton a unique investment destination. Industry growth coexists with 211,000 hectares of some of Australia's most stunning natural endowments including the beautiful Lake Clair and the Mount Royal, Yengo and Wollemi National Parks, and an important centre of Aboriginal heritage.

Singleton is strategically located at the centre of the Hunter and Central Coast Renewable Energy Zone (REZ) and intersects critical pathways to both the Orana-West and New England Renewable Energy Zones. Just one hour to the Port of Newcastle and Newcastle International Airport, and just two hours to Sydney, Singleton is exceptionally well placed for investment in new energy, advanced manufacturing and developing clean industries.

Singleton also offers incomparable lifestyle opportunities with the recent revitalisation of the Singleton Town Centre, enhancements to digital infrastructure such as nbn™ business fibre zone, and burgeoning creative industries associated with the establishment of the Singleton Arts and Cultural Centre combined with a range of housing options, state-of-the-art sports and leisure facilities, award-winning parks, and health and education facilities. The Singleton New England Bypass project, due for completion in 2026, will build on further opportunities for growth and diversity as the community, and the economy, continues to grow and evolve.

Offering the best of city conveniences with a rural heartbeat, Singleton truly is the ideal destination to live, work, play and invest.

Mayor: Cr Sue Moore
General Manager: Justin Fitzpatrick-Barr
Address: 12-14 Queen Street, Singleton NSW 2330

For further information: contact the Communication, Community and Economy team
Phone: +61 2 6578 7290
Website: www.singleton.nsw.gov.au

WE'RE ON THE ROAD TO SUCCESS

Make a natural choice in regional investment in Singleton.
 With well-established infrastructure and highly accessible transport routes, Singleton is well-placed for sustainable growth offering land, location, labour and lifestyle.

For more information, scan the QR code or visit www.singletonhunternvalley.com.au

@singletonhunternvalley

INVEST IN SINGLETON | 45 MINUTES FROM NEWCASTLE

SINGLETON HUNTER VALLEY

UPPER HUNTER LGA

Area: 8,096 sq km
Population: 14,408 (ABS 2024 ERP)
Location: 152 km north-west of Newcastle

The Upper Hunter LGA includes the major centres of Scone, Merriwa, Murrurundi and Aberdeen and around 10 surrounding villages. Predominantly a rural area, agriculture remains the main local economic driver which includes the world’s second largest thoroughbred breeding industry with its associated service industries. The Upper Hunter is located just north of the coal mining centre of Muswellbrook, an easy drive for workers and businesses.

The region is connected by the New England and Golden Highways and Northern Rail Line. The Scone Regional Airport services a number of charter, aircraft construction and maintenance businesses, supports air traffic related to local business and is home to the Hunter Warbirds visitor attraction.

The Scone Regional Livestock Selling Centre, ranked in the top 10 in NSW, provides a vital service to the important cattle industry, local cattle abattoir and associated support services. A major upgrade of the saleyards has included extensive roof coverage and soft flooring for livestock welfare as well as online selling. Hunter Valley Meats Scone (JBS) is a major employer. With Halal accreditation and an export licence supplying beef to most major Asian markets, it is an important manufacturing industry employing over 500 workers.

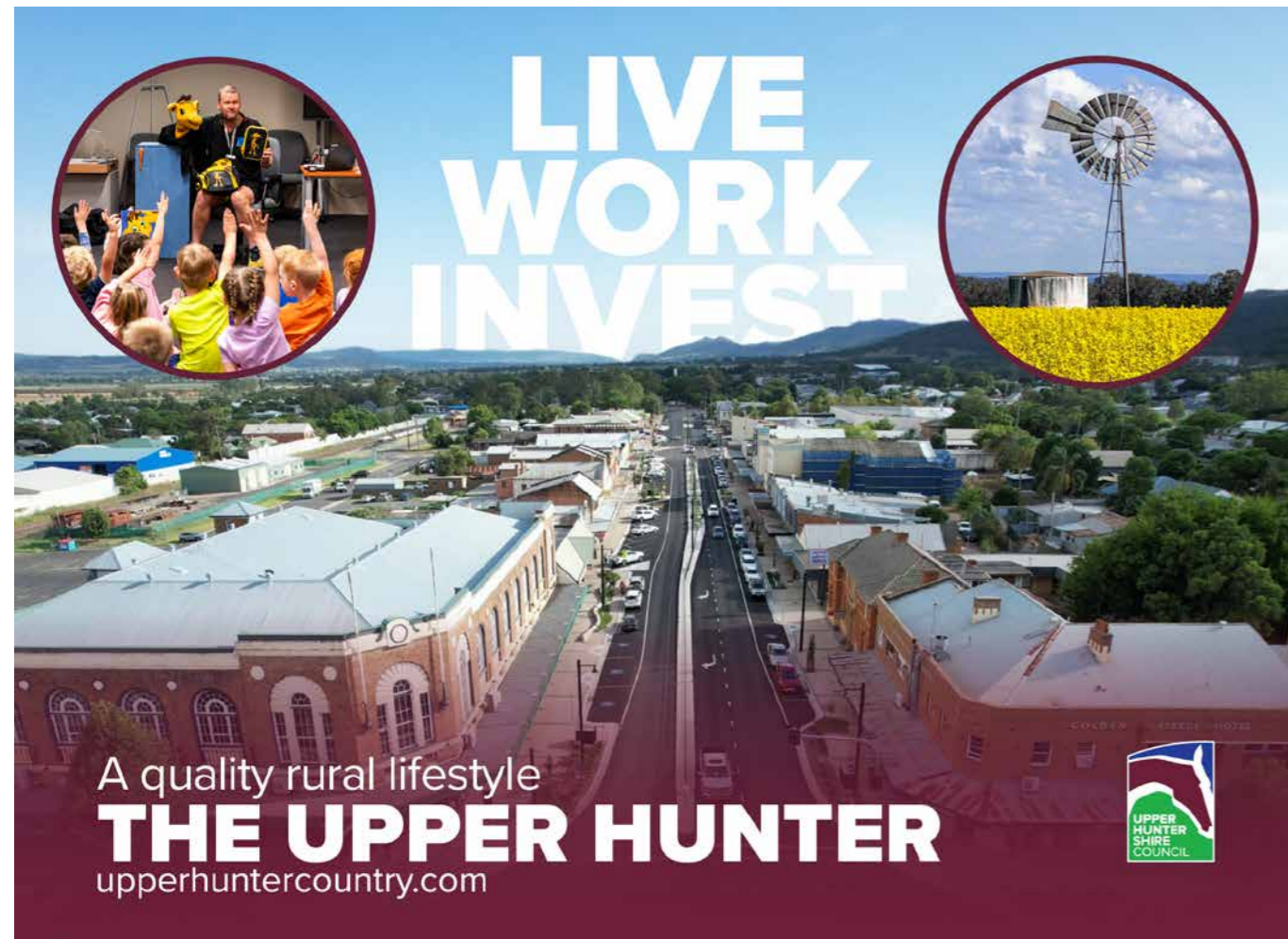
With approval for the Upper Hunter Energy Park (a 35 wind turbine and large solar farm) near Scone, the Goulburn River Solar Farm (450 MW solar farm) near Merriwa and the Liverpool Range Wind Farm (185 turbines) on the western side of the shire, there are great opportunities for industries related to clean energy production.

The relatively inexpensive land provides significant opportunities for business relocation. Council and privately owned residential land developments provide affordable housing in all the population centres. There is supply of industrial land in a range of lot sizes in Scone. With the revitalisation of Scone’s main street completed, there are many opportunities for business investment and development within the Scone CBD.

Council is looking for investors in clean energy projects, agricultural diversification and value adding industries and population support services such as accommodation, professional services and food providers.

Mayor: Councillor Maurice Collison
General Manager: Greg McDonald
Address: 135 Liverpool Street, Scone NSW 2337

For further information contact:
 Director Environmental & Community Services
Phone: +61 2 6540 1100
Email: council@upperhunter.nsw.gov.au
Website: www.upperhunter.nsw.gov.au



TOURISM INDUSTRY

Barrington Coast
 4 Lake Street, Forster NSW 2428
 Phone: 1800 802 692
<https://barringtoncoast.com.au/>

Denman Community Technology Centre and Visitor Information Centre
 Cnr Ogilvie & Palace Streets, Denman NSW 2328
 PO Box 62, Denman NSW 2328
 Phone: +61 2 6547 2799
www.visitdenman.com.au

Destination NSW
 Chairman: Sally Loane AM
 GPO Box 7050, Sydney NSW 2001
 Phone: +61 2 9931 1111
www.destinationnsw.com.au

Destination Port Stephens
 CEO: Jo Thomas
 60 Victoria Parade, Nelson Bay NSW 2315
 Phone: +61 2 4981 2964
www.portstephentourism.com.au

Dungog Shire Visitor Information Centre
 198 Dowling Streets, Dungog NSW 2420
 Phone: +61 2 4992 2212
 PO Box 95, Dungog NSW 2420
www.visitdungog.com.au

EMPLOYER ORGANISATIONS

Australian Industry Group (Ai Group)
 Suite 1 “Nautilus” 265 Wharf Road, Newcastle NSW 2300
 Phone: +61 2 4925 8300
www.aigroup.com.au

Business Hunter
 CEO: Bob Hawes
 Suite 1, Level 1, 165 Lambton Road, Broadmeadow NSW 2292
 Phone: +61 2 4969 9600
www.businesshunter.com

PROFESSIONAL AND BUSINESS ORGANISATIONS

Australia Stock Horse Society
 Secretary: Skye Newling
 PO Box 18, Scone NSW 2337
 Phone: +61 407 782 908
<https://ashs.com.au/>

Engineers Australia – Newcastle Division
 General Manager: Helen Link
 Suite 3, Tonella Business Centre
 125 Bull St, Newcastle West NSW 2302
 Phone: +61 2 4911 7310
www.engineersaustralia.org.au

Industrial Relations Society of New South Wales – Newcastle Branch
 Chair: Lee Smith
 PO Box 124, Mayfield NSW 2304
<http://irsnewcastle.wixsite.com/irsnewcastle>

Newcastle Law Society
 President: James Bartley
 PO Box 160, Warners Bay NSW 2282
 Phone: +61 428 400 036
www.newcastlelawsociety.com.au

Hunter Valley Law Society
 President: Nada Vujat
 Phone: +61 2 4016 5111
<https://huntervalleylawsociety.com.au/>

PROPERTY AND BUILDING INDUSTRY

Housing Industry Association – Hunter
 Executive Director – Hunter: Craig Jennion
 17 Murray Dwyer Circuit, Steel River Estate,
 Mayfield West NSW 2304
 Phone: +61 2 4014 2000
www.hia.com.au

Hunter & Central Coast Development Corporation (HCCDC)
 Chief Executive: Valentina Misevska
 6 Stewart Avenue, Newcastle West NSW 2302
 PO Box 813, Newcastle NSW 2300
 Phone: +61 2 4904 2750
www.hccdc.nsw.gov.au

Master Builders Association of Newcastle
 President: Brad Garrard
 Level 1, 165 Lambton Road, Broadmeadow NSW 2292
 PO Box 266, HRMC NSW 2310
 Phone: +61 2 4953 9400
www.newcastle-mba.com.au

Property Council of Australia – Hunter Chapter
 Hunter & Central Coast Regional Director: Nuatali Nelmes
 Level 7, 50 Carrington Street, Sydney NSW 2000
 Phone: +61 2 9033 1900
www.propertycouncil.com.au

BUSINESS HUNTER

WE'RE IN BUSINESS TO HELP BUSINESS

THE LEADING VOICE ON KEY ISSUES AFFECTING HUNTER BUSINESSES SINCE 1886.

We engage with stakeholders at all levels of government to advocate for public and private investment that promotes the economic growth and diversification of the region and policies that support businesses to grow, prosper and create jobs.

SPEAKING UP FOR BUSINESS

www.businesshunter.com | 02 9466 4665 | info@businesshunter.com

Gloucester Visitor Information Centre
27 Denison Street, Gloucester NSW 2422
Phone: +61 2 6538 5252
<https://barringtoncoast.com.au/>

Hunter Valley Visitor Centre
455 Wine Country Drive, Pokolbin NSW 2320
Phone: +61 2 4993 6700
www.winecountry.com.au/plan-1/hunter-valley-visitor-information-centre

Hunter Valley Wine & Tourism Association
CEO: Jennie Curran
2090 Broke Road, Pokolbin NSW 2325
Phone: +61 2 4990 0900
www.winecountry.com.au

Lake Macquarie Tourism
Lake Macquarie Visitor Kiosks
Phone: +61 2 4921 0740
www.visitlakemac.com.au

Maitland Visitor Information Centre
101 High St, Maitland NSW 2320
Phone: +61 2 4931 2800
www.mymaitland.com.au

Merriwa Visitor Information & CTC Centre
34-40 Vennacher Street, Merriwa NSW 2329
Phone: +61 2 6521 7046
www.upperhuntercountry.com/towns/merriwa/

Murrurundi Visitor Information Centre
113 Mayne Street, Murrurundi NSW 2338
Phone: +61 2 6540 1364
www.upperhuntercountry.com/towns/murrurundi/

Muswellbrook Visitor Information Centre
132 Bridges St, Muswellbrook NSW 2333
Phone: +61 2 6549 3891
<https://muswellbrook.org.au>

Newcastle Tourism Industry Group
Chairman: Dominic May
PO Box 489, Newcastle NSW 2300
Phone: +61 2 4907 5000
www.ntig.org.au

Port Stephens Visitor Information Centre
60 Victoria Parade, Nelson Bay NSW 2315
Phone: +61 1800 808 900
www.portstephens.org.au

Scone Visitor Information Centre
1 Walter Pye Avenue, Scone NSW
Phone: +61 2 6540 1300
www.upperhuntercountry.com/towns/scone/

Singleton Visitor Information & Enterprise Centre
Townhead Park, New England Highway, Singleton NSW 2330
Phone: +61 2 6578 7560 www.singleton.nsw.gov.au/Experience/Visit/Visitor-Information-Centre

Tourism Advancing Gloucester
27 Denison Street, Gloucester NSW 2422
Phone: +61 427 589 075
<https://barringtoncoast.com.au>

SUPPORT NETWORKS

Committee for the Hunter

An independent and inclusive champion for the people of the Hunter and their enterprises, providing effective advocacy and thought leadership to help build a sustainable and prosperous future for the region.
CEO: Alice Thompson
<https://hunter.org.au/>

Dantia

Dantia's mission is to advance Lake Macquarie's economy for new & existing businesses and residents by facilitating employment and economic growth through attracting investment, fostering innovation, advocating for infrastructure and building Lake Macquarie's identity.
CEO: Tim Browne
Level 1, 63 Ridley Street, Charlestown NSW 2290
Phone: +61 2 4905 0088
www.dantia.com.au

Hunter Angels

An angel investing group committed to identifying and investing in innovative, early-stage companies with the potential for high growth in the Hunter region and adjoining areas.
Director: David Aston
Level 1, 63 Ridley St Charlestown NSW 2290
Phone: +61 2 4905 0088
<http://hunterangels.com.au>

Hunter Creative Alliance

Creative Newcastle is a collaboration of leading Newcastle arts organisations.
PO Box 48, Mayfield NSW 2304
www.huntercreativealliance.com.au

Hunter iF

A not-for-profit support organisation that encourages and facilitates investment, jobs and growth by providing a one stop shop for innovation in the Hunter through a comprehensive, connected and cohesive package of services, programs and opportunities. Hunter iF is accelerating innovative ideas to successful outcomes.
Director: Andrea Hoymann
6 Dick Street, Newcastle West NSW 2302
P: +61 2 4022 9522
hunterif.com.au

HunterNet Co-operative Limited

Incorporated in 1992, HunterNet is a network of manufacturing, engineering and specialist services companies located in the Hunter and Central Coast Regions of NSW.
Chief Executive Officer: Ivan Waterfield
102/470 King Street, Newcastle West NSW 2302
Phone: +61 2 4062 7860
www.hunternet.com.au

Hunter Defence

Hunter Defence is a collaborative task force focused on demonstrating the capability of established Hunter defence industry suppliers to government and primes, as well as upskilling local SMEs to become 'Defence ready'.
Defence Industry Advisor: Tim Owen
102/470 King Street, Newcastle West NSW 2302
Phone: +61 2 4062 7860
www.hunternet.com.au/hunter-defence/

HunterNet Group Training Company

Recognised by the Department of Education & Training (DET) as a Registered Group Training Organisation, HunterNet Group Training Company employs apprentices and trainees who are then placed with a host employer.
CEO: Ivan Waterfield
102/470 King Street, Newcastle West NSW 2302
Phone: +61 2 4062 7860
www.hunternet.com.au/hunternet-group-training/

Hunter Joint Organisation

A collaborative body that brings together the ten councils in the region to provide a united and local voice for Hunter communities.
Director: Steve Wilson
4 Sandringham Avenue, Thornton NSW 2322
PO Box 3137, Thornton NSW 2322
Phone: +61 2 4978 4040
www.hunterjo.com.au/

Hunter Multicultural Communities

A not-for-profit public benevolent organisation serving established, new and emerging multicultural communities in the Hunter Region and beyond.
Waratah Community Reserve,
2a Platt Street, Waratah NSW 2298
PO Box 318, Waratah NSW 2298
Phone: +61 2 4960 8248

Hunter Region Business Hub (THE HUB)

One of over 100 BEC's that operate nationally to provide new and existing micro, small and medium business clients with practical assistance in business planning, advice on marketing, budgeting and cash flow.
General Manager: Kerry Hallett
PO Box 195, Kurri Kurri NSW 2327
Phone: +61 2 4936 2557
www.huntervalleyhub.com.au

Hunter Young Professionals (HYP)

A community of professional individuals who value unique experiences and learning opportunities to develop their skills beyond their tertiary education.
President: Skye Harvey
www.hunteryoungprofessionals.com.au

Regional Development Australia Hunter

RDA Hunter collaborates to support economic development of the region.
CEO: Kate O'Mara
PO Box 159, Hamilton NSW 2303
Phone: +61 2 4940 8355
<https://rdahunter.org.au/>

The Business Centre (Newcastle Region)

The Business Centre offers a range of services dedicated to increasing the growth and sustainability of small to medium business, including business advice and mentoring programs, workshops and training, business group discussions, serviced & virtual offices.
Phone: +61 2 4925 7700
www.businesscentre.com.au

RESEARCH ORGANISATIONS

CSIRO Newcastle

CSIRO are Australia's national science research agency.
Business Development Manager: Karen Brock
10 Murray Dwyer Circuit
Mayfield West NSW 2304
Phone: +61 2 4960 6000
www.csiro.au/en

Hunter Medical Research Institute (HMRI)

HMRI was founded in 1998 with a mission to advance medical research and improve healthcare outcomes for the community. HMRI is pushing boundaries, fostering innovation, and transforming health and wellbeing for both local communities, and communities all around the world. Locked Bag 1000, New Lambton, NSW, 2305
Locked Bag 1000, New Lambton, NSW, 2305
Phone: +61 2 4042 0000
<https://hmri.org.au/>

Institute for Regional Futures

The Institute for Regional Futures recognises the significant contribution of regional Australia and is invested in realising its vast potential. It draws on extensive expertise across the University of Newcastle and partners with governments, industries and communities to drive the development of sustainable strategy, policy and programs. The Institute incorporates the Hunter Research Foundation Centre
409 Hunter St, Newcastle NSW 2300
Phone: +61 2 4055 3300
<https://www.newcastle.edu.au/research/centre/regional-futures>

Knowledge Exchange and Enterprise (KEE)

The University of Newcastle's Knowledge Exchange and Enterprise (KEE) team supports researchers in translating their research outcomes to impact. The team focus on two main areas; business development and intellectual property commercialisation in order to facilitate partnerships with industry to create impact for our regions and beyond.
Newcastle Institute for Energy & Resources (NIER.)
C Block, Ground Floor (Room: NIERC-G30)
70 Vale Street, Shortland NSW 2307
Phone: +61 2 4985 4979
<https://www.newcastle.edu.au/research/innovation/knowledge-exchange-and-enterprise>



CHAMBERS OF COMMERCE

Business Hunter

President: Glenn Thornton
CEO: Bob Hawes
165 Lambton Rd, Broadmeadow NSW 2292
Phone: +61 2 4969 9600
www.businesshunter.com/

Bulahdelah Chamber of Commerce & Tourism Inc.

President: John Sahyuon
63 Stroud Street, Bulahdelah NSW 2423
Phone: +61 2 4997 4764
https://www.facebook.com/BulahChamber

Business Port Stephens

President: Marylou Stubbs
Shop 32B Nelson Towers
PO Box 6, Nelson Bay NSW 2315
Phone: +61 455 844 751
www.businessportstephens.com

Business Singleton

President: Anita White
PO Box 298, Singleton NSW 2330
Phone: +61 400 460 412
www.businesssingleton.com.au/

Central Hunter Business Chamber

President: Peree Watson
12 Clift St, Branxton NSW 2335
Phone: +61 484 288 523
https://centralhunterbusiness.com.au

Cessnock Chamber of Commerce

President: Sarah Pascoe
PO Box 329, Cessnock NSW 2325
Phone: +61 428 295 678
www.cessnockchamber.com.au

Denman Chamber of Commerce

PO Box 62, Denman NSW 2328
Phone: +61 427 062 885
www.visitdenman.com.au

Dungog District Chamber of Commerce

President: Therese McIntyre
PO Box 210, Dungog NSW 2420
Phone: +61 428 921 899
www.ddcc.org.au

Forster Tuncurry Business Chamber Inc

President: Jessica Gray
PO Box 380, Forster NSW 2428
Phone: +61 499 779 972
www.ftchamber.com.au

Gloucester Business Chamber

PO Box 111, Gloucester NSW 2422
Phone: +61 478 599 283
www.gloucesterchamber.com.au

Harrington and Surrounds Business and Community Associations Incorporated

President: Kym Stanley
PO Box 1, Harrington NSW 2427
Phone: +61 3 6556 0031
www.harringtonandsurrounds.com.au

Lake Macquarie Business Ltd

President: Michael Huggett
PO Box 1242, Warners Bay 2282

Phone: +61 2 4971 4020
www.lakemacbusiness.com.au

Lovedale Chamber of Commerce

701 Lovedale Road, Lovedale NSW 2320
www.lovedalehuntervalley.com.au

Maitland Business Chamber

President: Jason Woodward
PO Box 77 Maitland NSW 2320
Phone: +61 429 343 340
www.maitlandbusiness.com.au

Mandurah Hunter Indigenous Business Chamber

CEO: Debbie Barwick
2/1 Sabre Close, Rutherford NSW 2320
Phone: +61 2 4932 7722
https://nswicc.com.au/mandurah-hibc

Muswellbrook Chamber of Commerce & Industry Inc

President: Mike Kelly
PO Box 683, Muswellbrook NSW 2333
Phone: +61 438 517 311
www.muswellbrookchamberofcommerce.com.au

Myall Coast Chamber of Commerce & Tourism Inc.

PO Box 70, Hawks Nest NSW 2324
Phone: +61 400 018 197
www.facebook.com/myallcoastchamber/

Old Bar Manning Point Business & Community Association

PO Box 187, Old Bar NSW 2430
Phone: +61 490 449 643
www.obmp.com.au

Scone Chamber of Commerce & Industry Inc.

President: Hamish Firth
PO Box 100, Scone NSW 2337
Phone: +61 408 966 979
www.sconechamber.com.au

Business Singleton

President: Anita White
PO Box 298, Singleton NSW 2330
Phone: +61 400 460 412
https://www.businesssingleton.com.au/

Taree Business Chamber

PO Box 805, Taree NSW 2430
Phone: +61 466 918 844
https://tareebusinesschamber.com.au/

Throsby Business Chamber

93A Young Street, Carrington NSW 2294
Phone: +61 401 958 923
https://throsbybusinesschamber.com.au/

Wallsend Town Business Association (WOW Wallsend)

PO Box 218, Wallsend NSW 2287
Phone: +61 2 4950 1878
https://www.facebook.com/wowwallsendtown/

Wingham Chamber of Commerce

President: Kev Ellis
PO Box 25, Wingham NSW 2429
https://winghamchamber.com.au/

Wollombi Valley Chamber of Commerce

Phone: +61 411 135 735
www.visitwollombi.com.au

Hunter businesses are well placed to access government assistance, with a number of State and Federal Government departments and agencies providing business support services having Hunter-based offices.

Regional Development Australia (RDA) Hunter

Led by a Board of regional business and community representatives, RDA Hunter actively supports the economic development of the Hunter region.

RDA Hunter works in partnerships with the three levels of government, industry, other RDAs and local communities to create local jobs, attract investment, encourage innovation, and promote the regional economic development of the Hunter. Through engaging widely, RDA Hunter is exploring new opportunities to create a strong local economy and the skilled workforce of the future.

RDA Hunter:

- Facilitates the implementation of the Regional Investment Framework to maximise outcomes from investment in People, Places, Service, Industries and the Local Economy.
- Promotes greater regional awareness of and engagement with Australian Government policies, grants programs and research.
- Improves Commonwealth regional policy making by providing intelligence and evidence-based advice to the Australian Government on regional development issues.

Contact: CEO & Director of Regional Development: Trevor John Room 5AG, Block A/266 Maitland Road, Tighes Hill NSW 2297
PO Box 159, Hamilton NSW 2303

Phone: +61 415 169 703

Email: admin@rdahunter.org.au

Web: www.rdahunter.org.au

AusIndustry

AusIndustry provides a connection between small and medium size business and government. For over 25 years AusIndustry has continued to be a valuable hub, nurturing partnerships and networks, providing information and connections to help navigate local, state and Australian government support to get the best for each business.

AusIndustry operates a network of 30 Regional Managers across the country who are connected to regions, communities and industries and provide a local business connection and enable engagement with government.

Regional Managers provide impartial, trusted guidance tailored to local businesses. Regional Managers will take time to listen and understand business needs and identify government support mechanisms to enable growth opportunities.

Contact: Grayson Wolfgang

Phone: +61 429 539 134

Email: Grayson.Wolfgang@industry.gov.au

Web: www.business.gov.au

NSW Government – Department of Primary Industries and Regional Development

The Department of Primary Industries and Regional Development leads investment attraction, promotion and strategy work across regional NSW.

The Hunter Central Coast Regional Economic Development team provides end-to-end support for businesses wishing to set up or expand their operations in the Hunter and holds specialist expertise in investment attraction, site identification and knowledge in key engine and emerging industries.

It works closely with the NSW Government's overseas trade representatives to attract investment and talent and can help you connect into the region's key stakeholder forums and innovation ecosystems.

Web: www.investregional.nsw.gov.au

Austrade

The Australian Trade and Investment Commission, Austrade, promotes Australian trade, investment, tourism and education to the world. They deliver services to grow Australia's economic prosperity.

Austrade helps connect Australian businesses to the world and the world to Australian business. Their global network turns local market connections and insights into valuable export and investment support.

Austrade contributes to Australia's prosperity by:

- linking Australian businesses to global export opportunities
- providing market and industry insights, making it easier for businesses to go global
- attracting international investment to drive local jobs and develop skills
- leading policy and programs for Australian tourism and the visitor economy
- attracting international students to study with Australia.

As Australia's trade and investment agency, Austrade can:

- open doors
- unlock opportunities
- help Australian businesses go further, faster.

Contact: Austrade Newcastle Representative: Isaac Court

Phone: +61 2 4925 8777

Email: isaac.court@austrade.gov.au

Website: www.austrade.gov.au



2026

HUNTER INVESTMENT PROSPECTUS