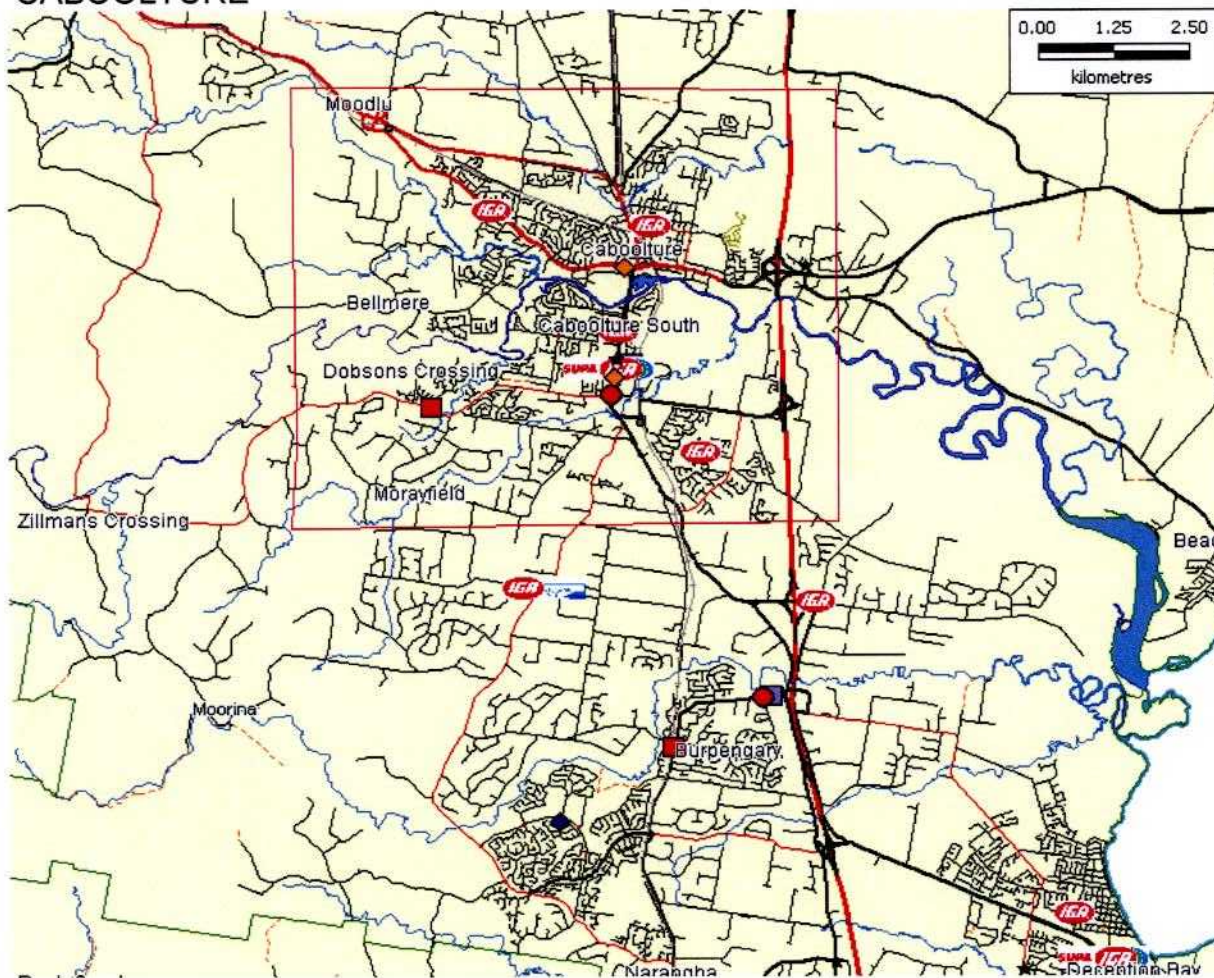


CABOOLTURE



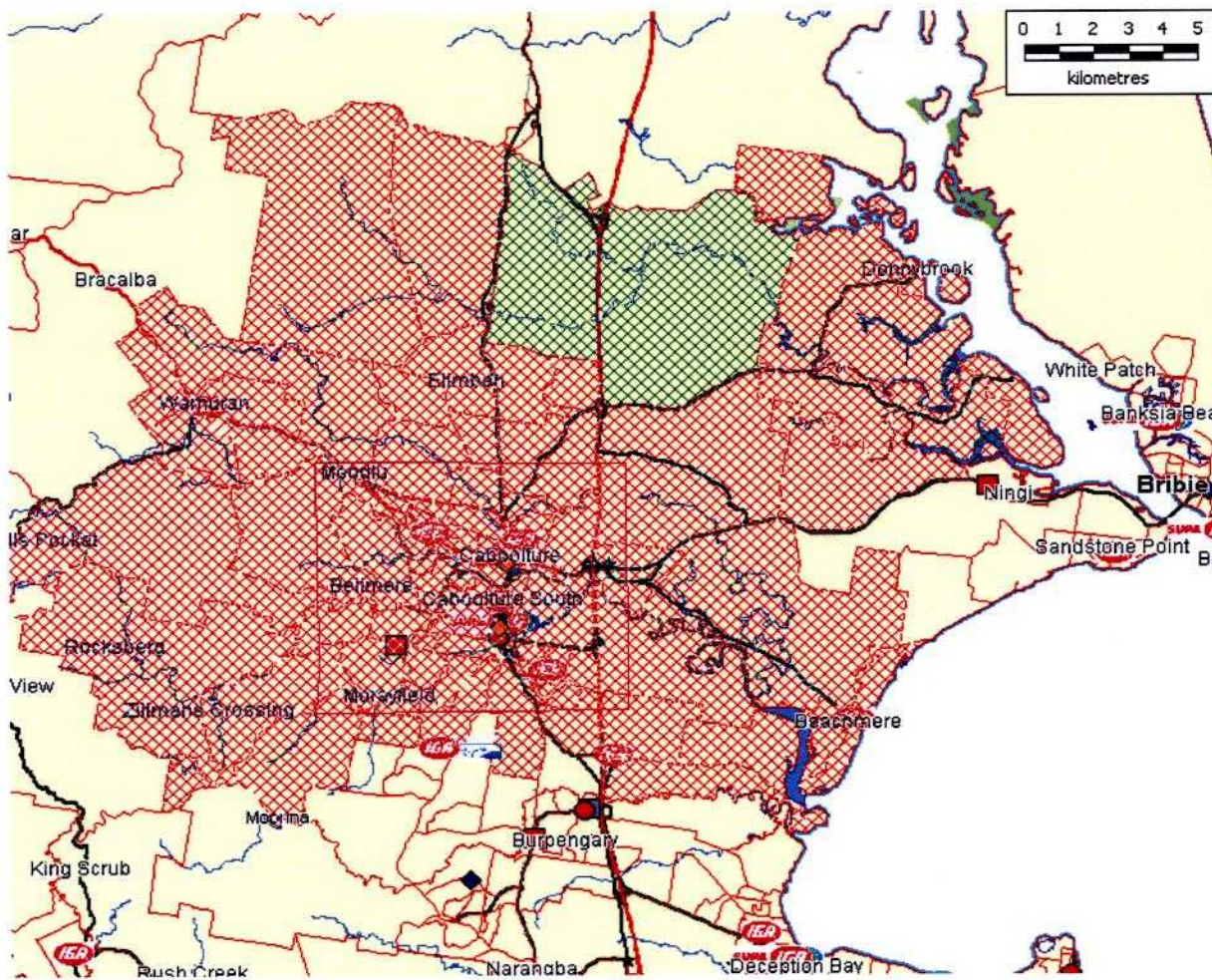
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
Morayfield	WW/Safeway	3400	13.6%
Morayfield	WW/Safeway	4112	16.5%
Caboolture	Coles	4742	19.0%
Morayfield	Coles	4206	16.8%
Morayfield	ALDI	1300	5.2%
Morayfield	IGA	440	1.8%
Caboolture	IGA	450	1.8%
MORAYFIELD	IGA X	300	1.2%
MORAYFIELD	Supa IGA	2880	11.5%
Morayfield	Foodworks	480	1.9%
Morayfield	IGAD Other	920	3.7%
CABOOLTURE	SPAR	300	1.2%
Caboolture	SPAR	1462	5.8%
SUMMARY			
	Woolworths	7,512	30%
	Coles	8,948	36%
	ALDI	1,300	5%
	Franklins	0	0%
	IGA	4,070	16%
	Other	3,162	13%
	TOTAL	24,992	100%

SHOPPING OPTIONS / STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Tota Store Area	Retail Sale	TO / sqm / yr
CABOOLTURE	SPAR		6353 115 Lear Jet Dr	4510	300	250	25,000	4,333.30
Morayfield	IGA		2649 Glenway Rd && Glenv	4506	440	360	80,000	9,454.50
Morayfield	IGAD Other		3023 189 Morayfield Rd	4506	920	644	80,000	4,521.70
Morayfield	ALDI		3941 William Berry Dr && D	4506	1300	800	130,000	5,200.00
MORAYFIELD	Supa IGA		4714 70-86 Michael Avenue	4506	2880	2200	500,000	9,027.80
Morayfield	WW/Safeway		868 62 Morayfield Rd, Cnr	4506	3400	2380	650,000	9,941.20
Morayfield	WW/Safeway		919 171 Morayfield Rd	4506	4112	2878	1,000,000	12,645.90
Caboolture	Coles		2037 60 King St	4510	4742	3319	530,000	5,811.90
Morayfield	Foodworks		1405 Parkridge Rd && Cabr	4506	480	336	19,000	2,058.30
Caboolture	SPAR		1590 140 Morayfield Rd	4510	1462	1023	90,000	3,201.10
Morayfield	Coles		1606 171 Morayfield Rd	4506	4206	2944	789,700	9,763.30
Caboolture	IGA		2579 72 Morayfield Rd	4510	450	350	65,000	7,511.10
MORAYFIELD	IGA X		2613 Nairns Rd && Oakey f	4506	300	280	55,000	9,533.30

DEMOGRAPHIC MAP



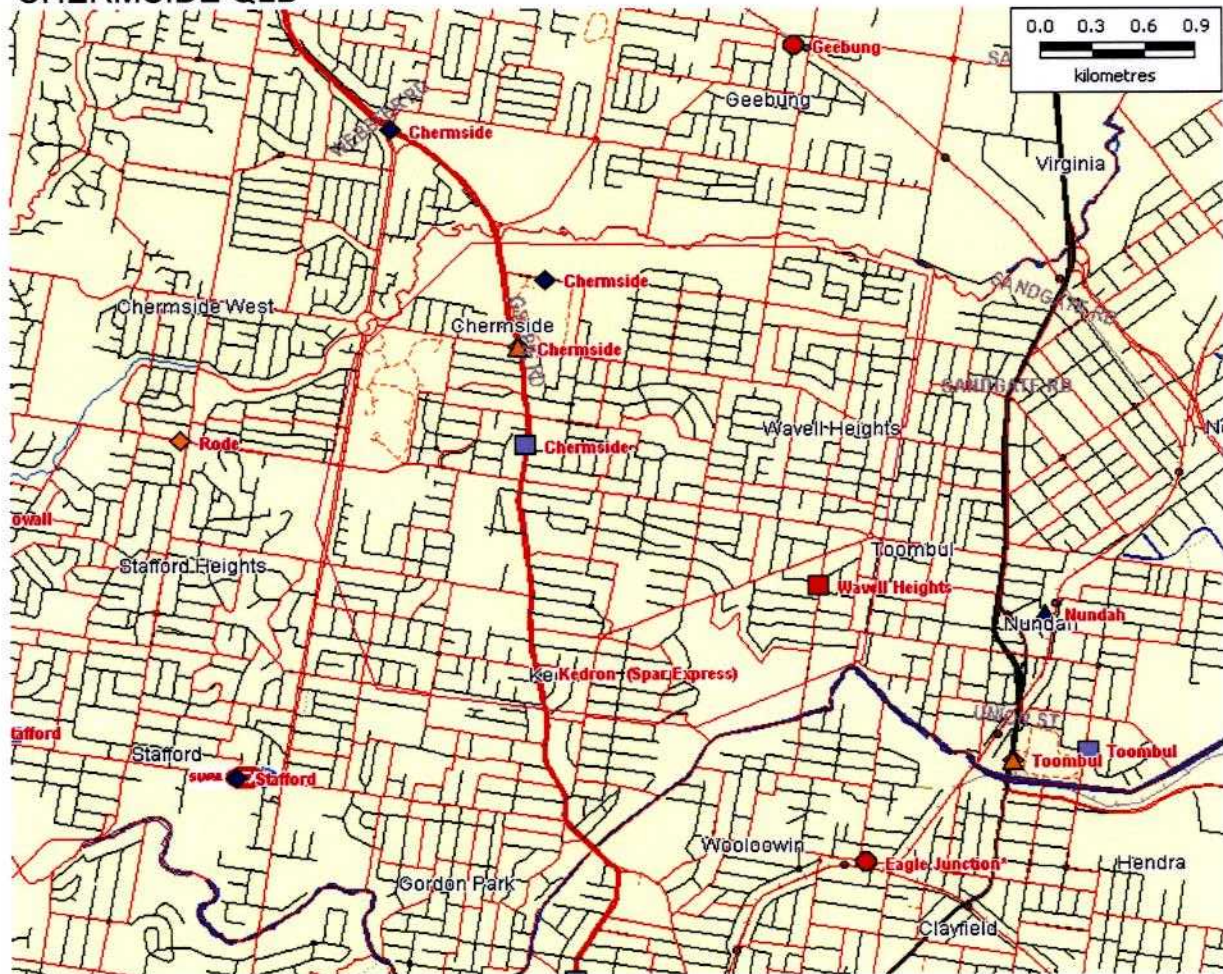
DEMOGRAPHIC ANALYSIS

CD_CODE	Persons	Dwellings	Add_Pers	Add_Dwel	Capital_Non	Capital_Lic	State_Non	State_Liq	Country_N	Country_Lic
3122102	908	264	151.5037879	47	62660.9	5677.3	63302.64	5636.07	63815.49	5603.13
3122206	385	125	3.064	1	27120.71	2514.71	27399.51	2493.52	27622.31	2476.59
3122213	947	283	29.92579505	9	64108.98	6032.32	64764.18	5978.15	65287.78	5934.87
3121805	334	106	20.33962264	7	22103.34	1973.17	22330.86	1959.77	22512.68	1949.07
3121808	421	128	79.63636364	28	25880.47	2181.58	26166.59	2165.21	26395.24	2152.13
3121815	174	62	10.12903226	4	12763.4	1156.63	12900.89	1145.11	13010.77	1135.91
3121817	502	171	581.8596491	206	76334.88	6982.13	77116.91	6929.13	77741.87	6886.79
3121809	690	216	65.52403846	21	47297.05	4283.93	47788.05	4250.33	48180.44	4223.48
3121807	522	153	11.89189189	4	31681.62	2836.13	32008	2817.42	32268.83	2802.46
3121810	771	244	61.51639344	19	54037.67	4930.54	54595.99	4891.79	55042.17	4860.83
3121816	695	210	164.552381	53	53438.94	4762.9	53989.82	4730.14	54430.06	4703.97
3122107	635	188	9.861702128	3	40969.02	3790.24	41391.09	3758.25	41728.39	3732.68
3122116	538	165	73.16363636	24	36677.49	3288.07	37057.61	3265.44	37361.39	3247.36
3122118	543	164	47.10365854	15	36946.37	3408.09	37331.52	3379.32	37639.31	3356.33
3121813	1123	382	224.9528796	89	84492.46	7234.96	85383.26	7195.22	86095.14	7163.46
3121802	38	14	2.642857143	1	3710.45	327.75	3748.98	326.15	3779.78	324.86
3121803	699	232	0	0	41862.08	3538.41	42305.65	3519.9	42660.14	3505.1
3121811	763	264	0	0	51665.72	4620.02	52206.42	4584.36	52638.51	4555.87
3121812	758	252	320.7669421	112	68021	5926.35	68743.36	5888.07	69320.64	5857.48
3122222	672	195	10.30769231	3	41984.62	3907.69	42414.52	3875.9	42758.07	3850.49
3122225	797	222	13.54954955	4	49907.86	4740.17	50415.35	4696.63	50820.91	4661.83
3122101	1094	340	53.95548961	17	65255.34	5573.02	65945.9	5541.34	66497.77	5516.02
3122106	560	206	13.33333333	5	42203.31	3781.37	42641.35	3753.3	42991.42	3730.87
3122109	698	223	0	0	35972.66	2855.74	36369.45	2842.98	36686.55	2832.78
3122110	1216	394	131.6934737	44	75311.34	6199.92	76117.11	6172.42	76761.03	6150.43
3122112	606	219	0	0	38168.68	3117.86	38580.65	3105.66	38909.87	3095.92
3122114	697	248	2.76371308	1	41770.33	3374.85	42220.98	3362.37	42581.12	3352.41
3122115	397	161	7.304347826	3	27581.46	2288.53	27877.98	2275.71	28114.95	2265.46
3122117	529	171	216.8695652	72	40965	3383.27	41398.55	3369.98	41745.02	3359.35
3121804	1102	329	42.04255319	13	72322.66	6754.21	73065.71	6695.16	73659.51	6647.97
3121814	240	74	12.95774648	4	15894.99	1480.85	16061.25	1467.3	16194.11	1456.48
3122207	1055	344	228	76	82236.7	7397.23	83090.37	7343.88	83772.59	7301.24
3122210	668	213	217.722488	72	56252.24	4994.99	56838.77	4960.6	57307.49	4933.12
3122224	452	140	109.6691729	34	37825.08	3536.53	38214.59	3504.45	38525.87	3478.81
3121801	1070	328	113.9329268	37	66168.02	5639.28	66868.56	5609.53	67428.4	5585.76
3121903	739	268	30.48571429	11	45037.03	3605.69	45533.86	3588.92	45930.9	3575.51
3121913	707	316	221.6693976	148	61891.3	4757.18	62578.1	4739.25	63126.95	4724.92
3122103	699	259	32.27419355	12	50800.57	4324.13	51338.53	4300.4	51768.44	4281.44
3121901	490	213	11.52380952	5	39148.69	3327.96	39569.44	3307.78	39905.68	3291.66
3121914	589	207	61.47058824	22	40194.9	3356.04	40620.81	3340.04	40961.17	3327.26
3122105	393	137	5.111111111	4	23907.2	2035.55	24164.7	2021.28	24370.49	2009.87
3122111	943	318	795.8207547	277	112065.12	9825.47	113238.4	9761.38	114176.1	9710.17

3122113	747	269	20.86037736	8	45620.93	3649.7	46118.56	3635.04	46516.25	3623.33
3121902	752	257	31.63035019	11	45845.71	3766.92	46337.66	3750.57	46730.8	3737.5
3121905	499	183	10.08988764	4	29000.25	2258.11	29322.31	2251.52	29579.68	2246.24
3121911	624	213	55.30673575	40	40854.1	3442.24	41287.34	3424.52	41633.56	3410.36
3122208	763	251	536.0193182	181	87938.26	8112.87	88859.76	8040.96	89596.17	7983.5
3122223	619	177	6.632768362	2	37275.21	3440.71	37656.51	3414.07	37961.22	3392.78
3121818	406	124	8.709677419	3	24752.93	2193.04	25013.11	2177.95	25221.03	2165.89
3121806	525	167	28.66242038	9	35465.78	3217.77	35833.55	3193.97	36127.45	3174.95
3120801	234	71	6.088235294	2	13448.18	1185.23	13586.45	1178.45	13696.95	1173.03
3120903	794	251	385.5294118	116	67841.46	5818.4	68559.57	5784.4	69133.44	5757.22
3120605	717	282	117.1776316	57	56775.62	4821.7	57388.79	4791.15	57878.8	4766.73
3120606	1042	397	69.16535433	27	72724.19	5965.65	73516.93	5936.9	74150.44	5913.93
3120611	1110	438	46.33151196	23	76375.67	6242.48	77210.76	6208.9	77878.13	6182.07
3120913	539	156	243.8012821	73	45035.28	3988.55	45502.6	3963.04	45876.06	3942.65
3121003	1453	407	38.18918919	11	89429.92	8386.47	90339.98	8314.43	91067.25	8256.86
3121015	1393	426	51.44208038	16	93613.27	8764.53	94571.08	8688.61	95336.52	8627.93
3120914	628	206	2.979487179	1	41235.47	3662.61	41661.61	3639.4	42002.16	3620.85
3121910	705	229	3.047393365	1	43142.62	3757.27	43594.34	3735.68	43955.34	3718.42
3121912	883	301	65.48504983	25	58305.58	4917.91	58925.56	4892.71	59421.01	4872.58
3120804	421	222	27.60135135	19	35463.13	2743.25	35863.93	2729.58	36184.23	2718.65
3121907	499	151	224.3642384	69	43075.85	3858.8	43524.06	3831.98	43882.25	3810.55
3120802	390	148	27.34513274	10	26514.66	2186.2	26801.73	2174.9	27031.14	2165.87
3120803	1176	331	850.5951662	334	109183.24	9559.6	110320.6	9502.38	111229.5	9456.65
3120805	227	118	109.5111111	77	23572.34	1709.38	23842.38	1702.85	24058.18	1697.64
3120808	1049	334	535.7694611	181	96542.33	8475.79	97550.42	8422.42	98356.03	8379.77
3120601	96	34	2.470588235	1	6042.71	490.2	6106.09	488.95	6156.74	487.95
3120806	481	162	8.5	3	32570.73	2887.36	32907.7	2868.5	33176.98	2853.42
3120809	874	305	37.48727273	13	54859.72	4563.25	55447.41	4540.25	55917.06	4521.86
3120813	572	187	116.1497326	40	45482.8	4077.97	45951.89	4050.26	46326.77	4028.12
3120814	648	194	41.68041237	13	42328.32	3831.2	42764.02	3803.04	43112.21	3780.54
3120815	930	274	97.66423358	30	63754.47	5867.94	64411.32	5821.74	64936.24	5784.82
3120604	294	106	2.772727273	1	18831.34	1553.25	19031.03	1546.06	19190.62	1540.3
3120810	587	188	18.22340426	6	38088.97	3403.95	38489.03	3377.97	38808.73	3357.21
3121001	95	29	3.413793103	1	6658.11	610.69	6725.59	606.16	6779.51	602.54
3120602	245	87	5.342105263	2	15385.23	1250.6	15553.22	1244.57	15687.47	1239.74
3120610	253	101	4.851485149	2	19383.36	1686.22	19590.22	1674.54	19755.53	1665.21
3120608	655	287	8.97338403	4	47032.62	3846.21	47549.52	3823.59	47962.6	3805.52
3120807	717	293	51.35013548	27	49322.56	3878.88	49870.83	3860.92	50308.98	3846.56
3120811	634	230	2.760479042	1	39004.56	3175.62	39428.6	3161.44	39767.47	3150.1
3121908	797	270	0	0	50988.67	4436.03	51522.72	4409.35	51949.51	4388.03
3121909	806	273	9.237885463	3	49732.54	4257.69	50260.51	4232.31	50682.43	4212.03
3121915	437	141	2.90070922	1	26695.67	2314.94	26976.32	2299.85	27200.6	2287.79
3121906	520	203	0	0	36135.72	3065.4	36525.39	3047.6	36836.79	3033.37
3120607	455	203	22.42268041	10	34136.14	2717.21	34515.06	2705.03	34817.87	2695.31
3120613	920	306	11.8	4	59287.86	5273.82	59911.6	5235.58	60410.07	5205.02

3121010	568	181	62.29213483	21	40508.12	3716.43	40930.95	3684.84	41268.84	3659.6
TOTAL	57638	19311	8203.52004	2990	4119900					

The map displays the Chermanside area in Queensland, Australia, with the proposed Chermanside Expressway highlighted in red. Key locations labeled include Chermanside, Stafford Heights, Stafford, Gordon Park, Wavell Heights, Toombul, and Eagle Junction. A scale bar in the top right corner indicates distances up to 0.9 kilometres.



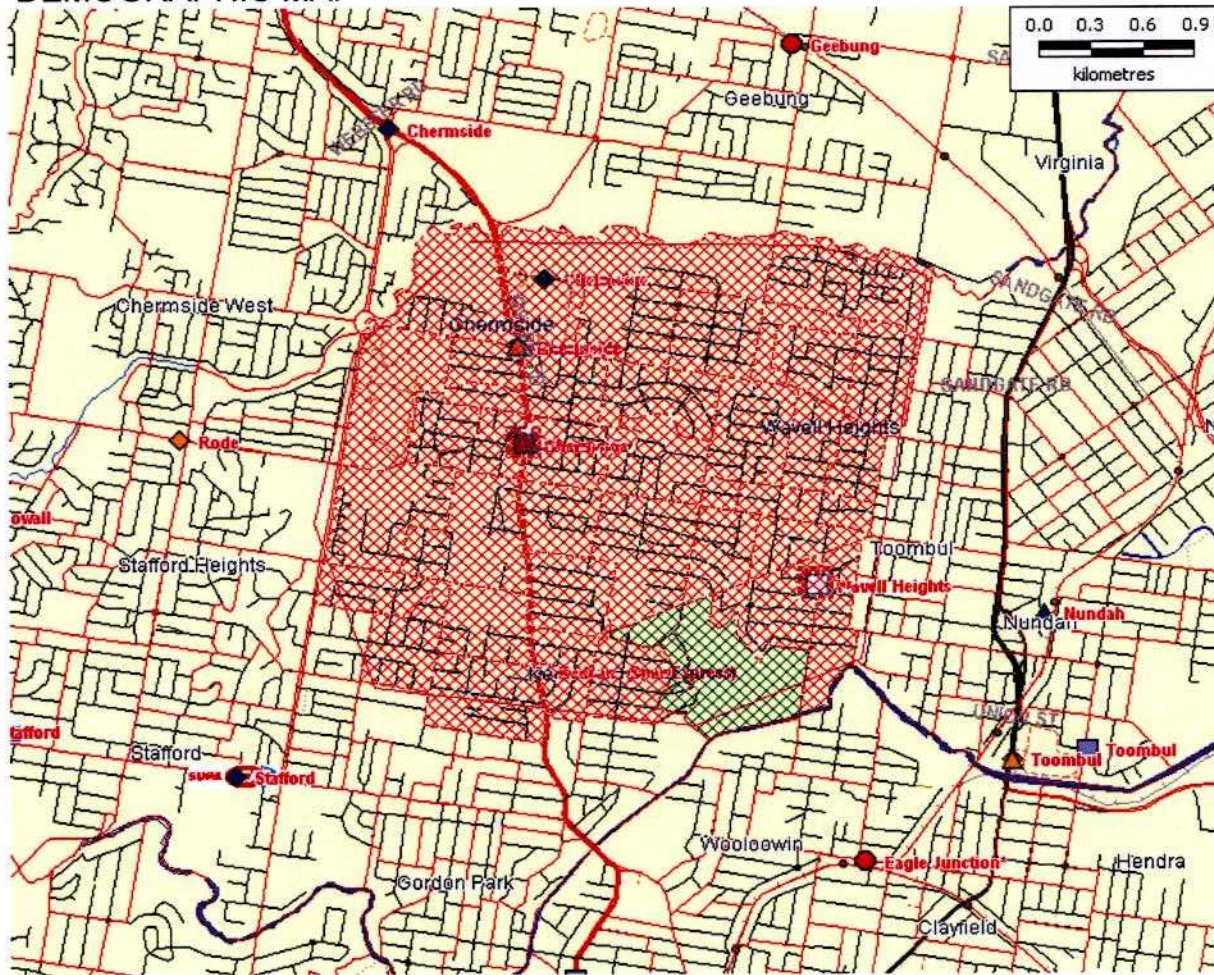
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
Nundah	Food 4 Less	1500	4.5%
CHERMESIDE	WW/Safeway	3200	9.5%
Chermside	WW/Safeway	3741	11.2%
Stafford	WW/Safeway	3035	9.1%
Toombul	Bi-Lo	3060	9.1%
Chermside	Bi-Lo	4043	12.1%
Chermside	Coles	4023	12.0%
Toombul	Coles	3331	9.9%
Stafford Heights	Coles	1919	5.7%
Nundah	ALDI	1400	4.2%
Chermside	ALDI	1317	3.9%
Stafford	Supa IGA	2500	7.5%
Wavell Heights	Foodworks	260	0.8%
KEDRON	SPAR	200	0.6%
SUMMARY			
	Woolworths	11,476	34%
	Coles	16,376	49%
	ALDI	2,717	8%
	Franklins	0	0%
	IGA	2,500	7%
	Other	460	1%
	TOTAL	33,529	100%

SHOPPING OPTIONS / STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Total Store Area	Retail Sale	TO / sqm / yr
Stafford	Supa IGA		1907 400 Stafford Rd	4053	2500	1800	350,000	7,280.00
Nundah	ALDI		3943 Melton Rd && Masefie	4012	1400	1200	200,000	7,428.60
KEDRON	SPAR		4348 359 Gympie Rd	4031	200	190	15,000	3,900.00
CHERMSIDE	WW/Safeway		6216 Banfield Road		3200	2500	850,000	13,812.50
Nundah	Food 4 Less		838 Station St && Nundah	4012	1500	1050	100,000	3,466.70
Chermside	WW/Safeway		878 Webster Rd && Gymp	4032	3741	2619	650,000	9,035.00
Stafford	WW/Safeway		953 400 Stafford Rd	4053	3035	2125	561,000	9,611.90
Chermside	Coles		2043 Gympie Rd && Hamilt	4032	4023	2949	712,500	9,209.50
Toombul	Coles		2105 1015 Sandgate Rd	4012	3331	2332	1,029,000	16,063.60
Toombul	Bi-Lo		1616 1015 Sandgate Rd	4012	3060	2142	325,000	5,522.90
Chermside	ALDI		1297 628 Gympie Rd	4032	1317	834	150,000	5,922.60
Wavell Heights	Foodworks		1436 216 Shaw Rd	4012	260	200	34,000	6,800.00
Chermside	Bi-Lo		1594 Gympie Rd && Hamilt	4032	4043	2830	264,500	3,401.90
Stafford Heights	Coles		1614 Rode Rd && Appleby I	4053	1919	1343	324,000	8,779.60

DEMOGRAPHIC MAP

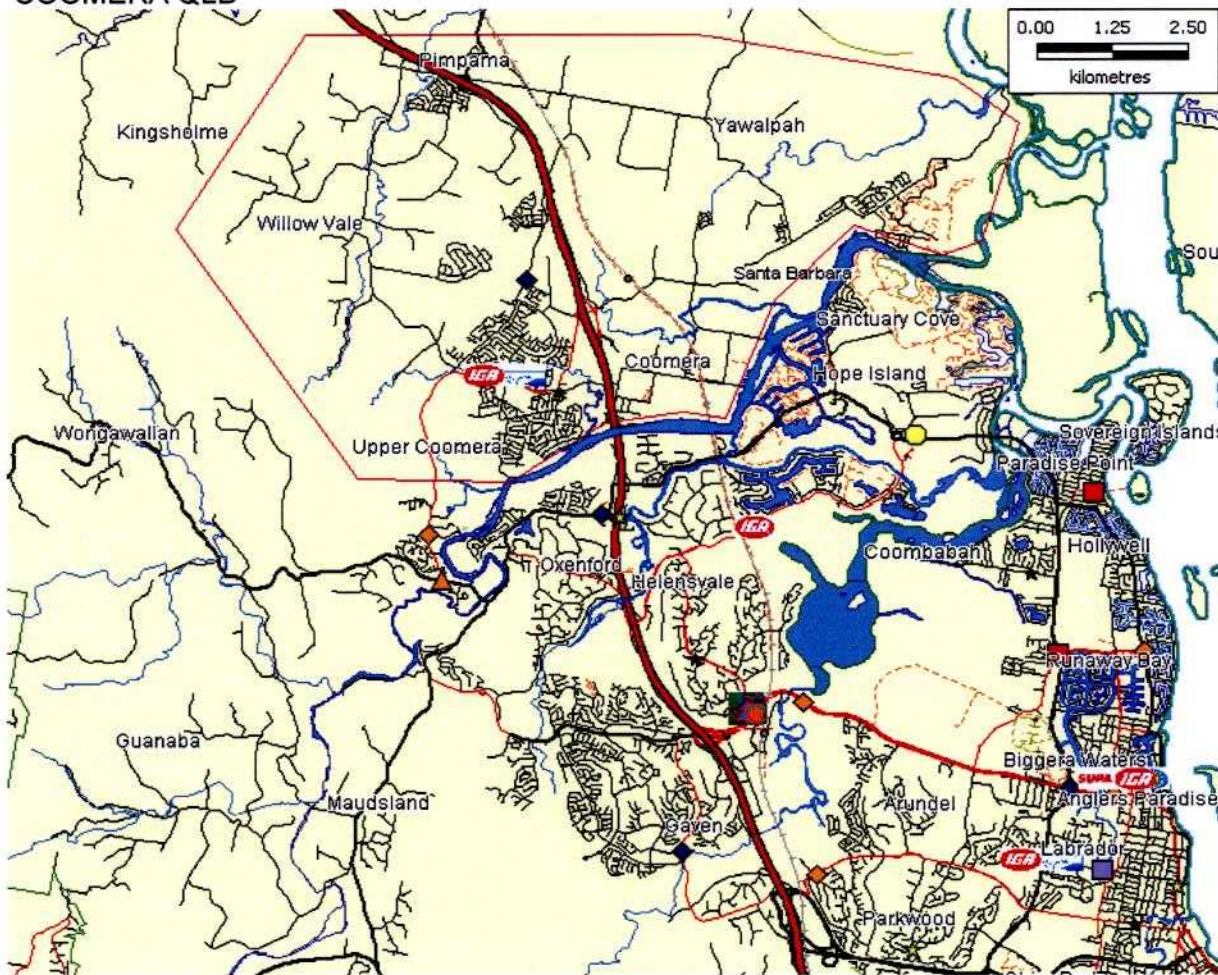


DEMOGRAPHIC ANALYSIS

CD_CODE	Persons	Dwellings	Add_Pers	Add_Dwel	Capital_Non	Capital_Lic	State_Non	State_Liq	Country_N	Country_Lic
3221804	205	72	13.40277778	5	15344.01	1394.07	15504.92	1382.84	15633.51	1373.87
3221806	578	212	32.03773585	12	46220.88	4302	46699.73	4262.82	47082.4	4231.52
3221807	212	112	8.927536232	4	20603.59	1763.19	20824.02	1750.75	21000.17	1740.81
3221812	348	192	15.65217391	10	35560.64	3012.71	35941.23	2994.3	36245.37	2979.58
3221809	617	225	28.01333333	11	47543.69	4473.35	48038.95	4429.25	48434.73	4394.01
3221811	806	304	20.07981221	7	61798.34	5695.72	62453.08	5641.65	62976.31	5598.45
3221810	468	173	5.01910828	2	33243.01	2941.04	33592.32	2920.38	33871.47	2903.87
3221801	525	189	17.73076923	7	38331.56	3413.28	38728.2	3388.2	39045.17	3368.15
3221802	386	176	30.38118552	18	33409.1	2899.14	33768	2876.99	34054.81	2859.29
3221803	317	136	8.970588235	4	30009.32	2777.91	30319.52	2753.57	30567.41	2734.11
3221805	611	252	4.93877551	2	50926.35	4648.81	51457.58	4610.19	51882.11	4579.34
3221808	320	117	8.868131868	3	23504.42	2113.82	23747.01	2098.22	23940.87	2085.75
3221905	671	279	31.51660517	13	57650.72	5242.77	58257.64	5197.81	58742.66	5161.87
3221906	531	199	17.69346734	7	43455.11	4089.89	43908.84	4049.6	44271.43	4017.4
3220502	852	275	204.0833333	124	58280.53	4877.69	58905.75	4848.44	59405.4	4825.07
3220508	520	280	44.75	27	55346.62	4745.02	55930.03	4717.63	56396.26	4695.75
3220512	29	0	0	0	0	0	0	0	0	0
3220511	313	173	8.333333333	5	31409.2	2663.93	31745.36	2647.78	32013.99	2634.87
3220503	647	268	62.19157989	40	50879.84	4266.54	51432.8	4239.09	51874.69	4217.14
3220504	565	247	2.182572614	1	43562.16	3676.28	44027.59	3654.37	44399.53	3636.86
3220505	581	226	41.70047393	17	45893.87	4011.78	46381.55	3982.47	46771.27	3959.04
3220506	620	319	346.5	198	88018.51	7425.8	88968.59	7379.7	89727.84	7342.85
3220507	478	222	17.11674419	9	40425.33	3389.29	40853.28	3372.69	41195.27	3359.42
3220509	636	325	89.20603015	56	62511.6	5227.41	63188.59	5192.69	63729.61	5164.94
3220510	425	254	0	0	40051.38	3229.12	40491.58	3212.11	40843.36	3198.51
3221904	473	170	10.63473054	4	34765.44	3271.57	35131.01	3239.7	35423.16	3214.23
3221903	713	286	7.038461538	3	56778.93	5207.94	57375.44	5162.89	57852.14	5126.88
3221907	765	274	29.29213483	11	59006.7	5529	59624.3	5476.13	60117.85	5433.88
3221908	624	236	17.70222222	7	50021.62	4625.54	50540.81	4584.76	50955.73	4552.17
3221901	341	129	20.50793651	8	27470.8	2576.4	27759.48	2549.99	27990.18	2528.88
3221902	364	141	4.882352941	2	27984.91	2579.22	28282.3	2554.54	28519.97	2534.81
3222001	999	382	18.95287958	8	77253.3	6943.34	78058.02	6890.85	78701.11	6848.89
3222002	269	111	7.41509434	3	22551.36	2028.12	22784.53	2013.31	22970.88	2001.47
3222003	475	179	9.966480447	4	37483.59	3430.07	37875.21	3401.7	38188.17	3379.03
3222004	642	234	24.61538462	9	50159.41	4659.87	50686.78	4616.5	51108.24	4581.85
3222108	349	127	22.48818898	8	26690.19	2452.17	26972.92	2428.38	27198.86	2409.37

TOTAL 18275 7496 1232.79193 649 1524146

COOMERA QLD



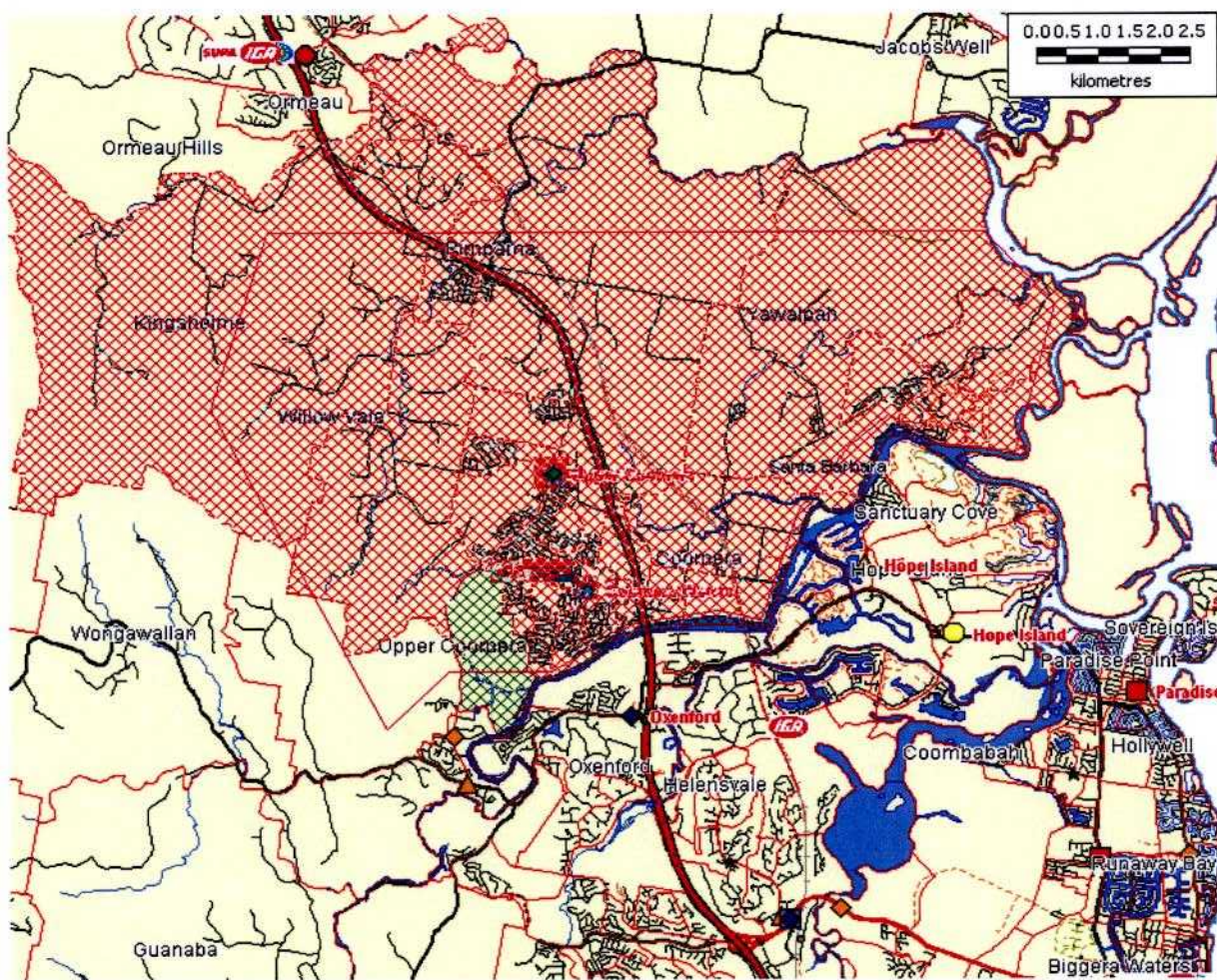
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
UPPER COOMERA	WW/Safeway	3500	24.1%
HELENSVALE	WW/Safeway	3500	24.1%
Helensvale	Bi-Lo	1900	13.1%
Helensvale	Coles	3200	22.1%
Helensvale	ALDI	1400	9.7%
Upper Coomera	IGA X	380	2.6%
Coomera	SPAR	320	2.2%
HELENSVALE	SPAR	300	2.1%
SUMMARY			
	Woolworths	7,000	48%
	Coles	5,100	35%
	ALDI	1,400	10%
	Franklins	0	0%
	IGA	380	3%
	Other	620	4%
	TOTAL	14,500	100%

SHOPPING OPTIONS / STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Tot Store Area	Retail Sale	TO / sqm / yr
Coomera	SPAR		1420 Shop 1 Ragamuffin Dr	4209	320	240	27,000	4,387.50
Helensvale	Bi-Lo		1596 Discovery Dr && Sir J	4212	1900	1450	406,000	11,111.60
UPPER COOMERA	WW/Safeway		5337 Old Coach Road && C	4209	3500	3000	600,000	8,914.30
HELENSVALE	SPAR		6336 112 Discovery Drive	4212	300	250	22,000	3,813.30
Upper Coomera	IGA X		3670 7 Brygon Reserve	4209	380	300	25,000	3,421.10
Helensvale	Coles		3925 Gold Coast Hwy && T	4212	3200	2400	600,000	9,750.00
Helensvale	ALDI		3937 Gold Coast Hwy && D	4021	1400	1200	200,000	7,428.60
HELENSVALE	WW/Safeway		6218 Town Centre Drive		3500	2625	800,000	11,885.70

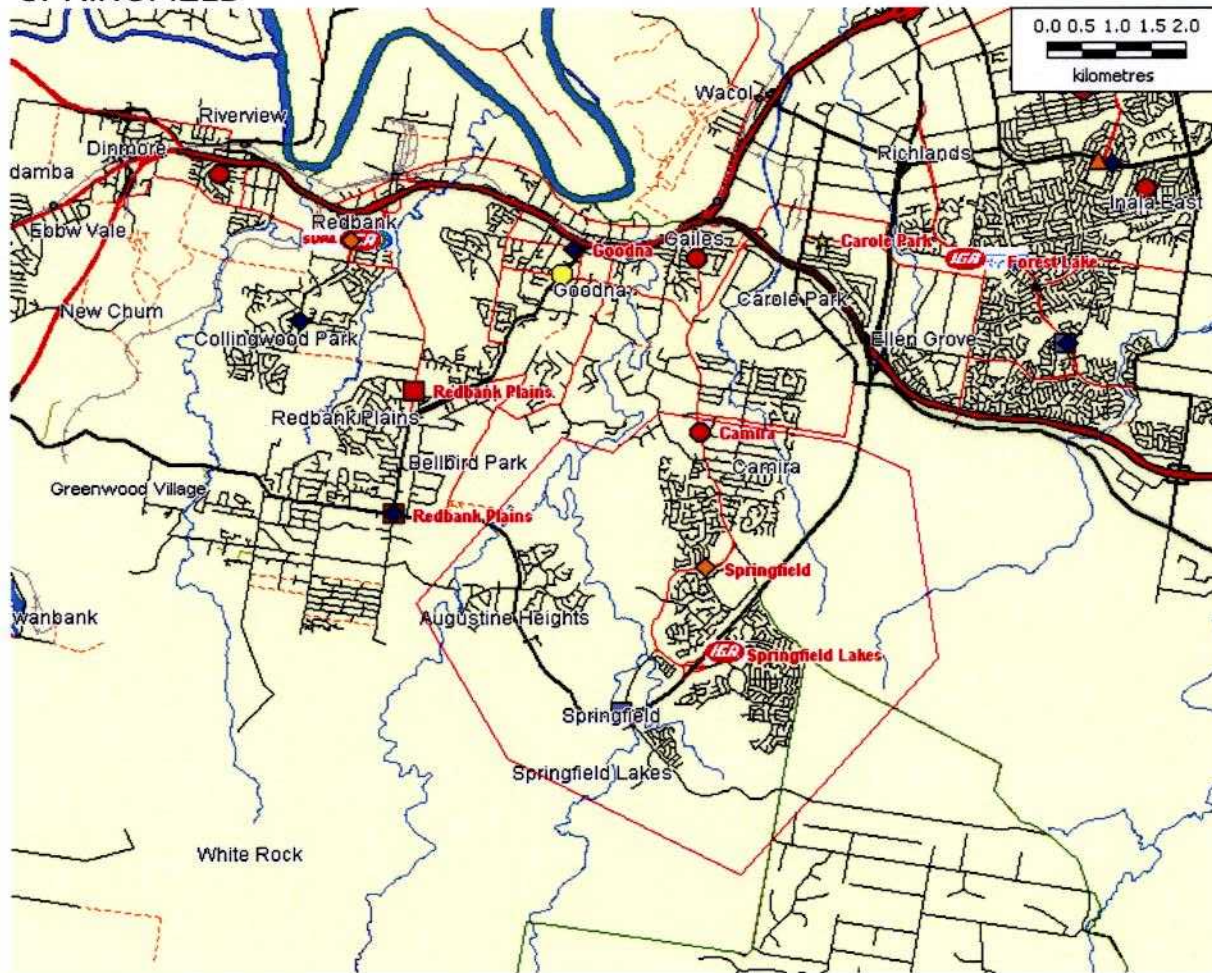
DEMOGRAPHIC MAP



DEMOGRAPHIC ANALYSIS

CD_CODE	Persons	Dwellings	Add_Pers	Add_Dwel	Capital_Non	Capital_Lic	State_Non	State_Liq	Country_N	Country_Lic
3160103	528	162	77.93209877	25	39965.78	3762.92	40380.95	3726.9	40712.74	3698.12
3160302	611	173	119.2369942	52	44440.31	4203.26	44896.61	4164.09	45261.25	4132.78
3160330	730	208	167.5294118	64	47554.25	4126.32	48044.43	4104.15	48436.15	4086.44
3160331	1706	472	1180.522663	348	161933.58	14662.55	163599.4	14557.76	164930.7	14474.02
3160332	1297	399	91.11265105	31	86121.51	7764.27	87005.15	7711.93	87711.31	7670.11
3160333	289	90	669.5111111	270	64642.68	6024.88	65303.68	5974.53	65831.91	5934.29
3160334	532	157	353.0318471	107	60048.95	5830.92	60656.61	5772.21	61142.22	5725.3
3160335	79	22	639.0909091	190	48703.75	4796.91	49196.3	4748.71	49589.91	4710.18
3160337	245	76	34.10526316	12	18964.29	1746.1	19159.93	1731.56	19316.28	1719.94
3160336	125	45	846.7826087	332	69254.7	6339.33	69961.65	6292.59	70526.61	6255.23
3160313	589	190	2005.370166	764	165846.15	15074.77	167575.9	14956.46	168958.3	14861.9
3160304	327	109	79.32380952	27	26264.67	2396.01	26536.93	2377.21	26754.51	2362.18
3160340	466	138	349.3043478	103	56489.11	5511.51	57064.21	5452.91	57523.8	5406.08
3160339	696	192	214.7395833	62	59369.52	5938.2	59976.41	5869.59	60461.4	5814.75
3160328	279	83	634.0240964	184	65806.09	6598.61	66487.22	6517.92	67031.54	6453.43
3160329	256	77	85.06849315	27	23571.85	2462.49	23813.12	2429.57	24005.93	2403.26
3160318	1177	347	3.311239193	1	69851.26	6276.78	70565.29	6234.32	71135.91	6200.39
3160309	897	290	0	0	56248.84	4921.31	56830.32	4893.66	57295	4871.56
3160310	349	134	35.80874317	11	29941.56	2702.62	30250.93	2684	30498.17	2669.11
3160317	391	157	73.25477707	31	36289.69	3192.94	36668.22	3173.17	36970.71	3157.38
3160319	663	218	125.4495413	43	50578.21	4466.21	51103.06	4437.88	51522.5	4415.24
3160320	531	171	0	0	33654.76	2980.93	34002.4	2963.18	34280.21	2948.99
3160322	449	188	83.56028369	38	39838.76	3300.55	40258.81	3287.36	40594.49	3276.81
3160323	967	430	6.684350133	3	79273.76	6695.39	80104.56	6666.81	80768.5	6643.98
3160326	890	244	37.02638009	18	52652.37	4848.28	53190.43	4810.45	53620.42	4780.22
3160327	755	226	175.5178787	56	55703.46	5033.5	56276.49	4996.54	56734.43	4967.01
3160211	1054	288	31.69014085	10	64130.38	6188.72	64789.98	6124.42	65317.1	6073.03
3160316	105	31	585.1290323	195	44895.07	4140.49	45365.89	4102.61	45742.15	4072.33
	16983	5317	8704.11842	3004	1652035					

SPRINGFIELD



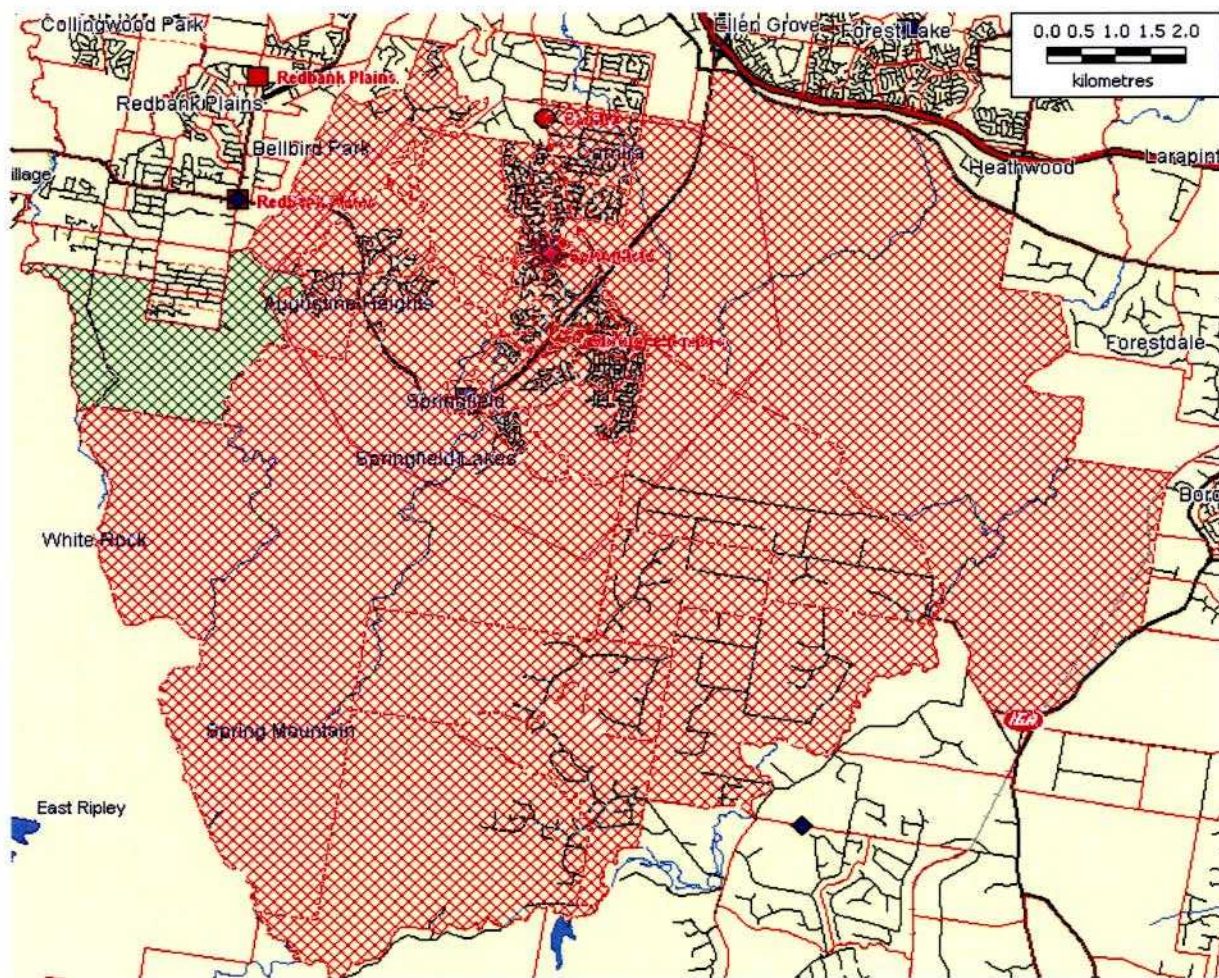
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
SPRINGFIELD	WW/Safeway	4250	29.3%
REDBANK PLAINS	WW/Safeway	3000	20.7%
Camira	Coles	2300	15.9%
SPRINGFIELD	ALDI	1500	10.3%
CAMIRA	FG	400	2.8%
Springfield Lakes	IGA	550	3.8%
REDBANK PLAINS	Foodworks	2500	17.2%
SUMMARY			
	Woolworths	7,250	50%
	Coles	2,300	16%
	ALDI	1,500	10%
	Franklins	0	0%
	IGA	950	7%
	Other	2,500	17%
	TOTAL	14,500	100%

SHOPPING OPTIONS / STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Total Store Area	Retail Sale	TO / sqm / yr
REDBANK PLAINS	Foodworks		6457 Redbank Plains Rd & Jones Rd		2500	2000	199,755	4,154.90
Springfield Lakes	IGA		1786 31 Springfield Lakes E	4300	550	500	90,000	8,509.10
SPRINGFIELD	WW/Safeway		5445 Centenary H'way & St	4300	4250	3300	600,000	
CAMIRA	FG		5767 320 Old Logan Road	4300	400	320	30,000	3,900.00
SPRINGFIELD	ALDI		6104 1 Main St Centenary I	4300	1500	1125	150,000	5,200.00
REDBANK PLAINS	WW/Safeway		6221 Cnr Redbank Plains & Keidges R		3000	2250	650,000	11,266.70
Camira	Coles		2095 Springfield Parkway &	4300	2300	1400	450,000	10,173.90

DEMOGRAPHIC MAP

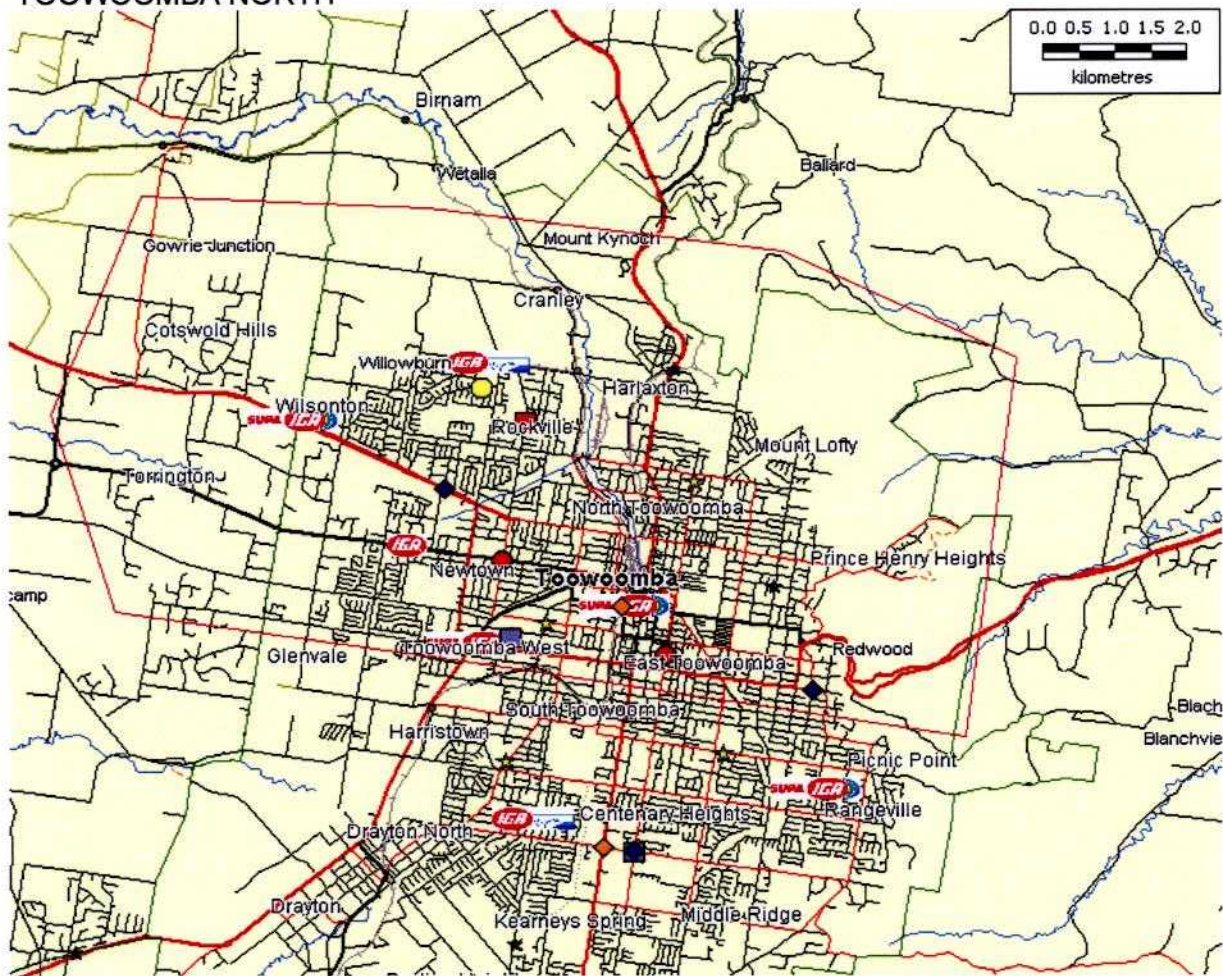


DEMOGRAPHIC ANALYSIS

CD_CODE	Persons	Dwellings	Add_Pers	Add_Dwel	Capital_Non	Capital_Lic	State_Non	State_Liq	Country_N	Country_Lic
3130807	61	9	246	82	11301.32	1108.13	11420.95	1095.5	11516.55	1085.41
3130811	13	0	0	383	0	0	0	0	0	0
3130815	853	232	375.6724138	108	69379.52	6396.1	70085.4	6346.61	70649.5	6307.06
3130820	252	84	440.3142857	145	58145.92	6088.82	58740.89	6006.5	59216.36	5940.72
3130903	968	294	421.6836735	145	86970.67	7935.64	87869.25	7874.38	88587.34	7825.43
3130825	155	63	825.7627119	336	82929.09	7501.63	83772.02	7454.85	84445.66	7417.47
3130824	18	7	661.5	147	48321.7	4649.78	48854.49	4593.67	49280.27	4548.82
3130816	1053	342	6.076023392	2	71688.68	6578.41	72425.24	6526.98	73013.86	6485.88
3130817	1053	338	76.92307692	25	77582.23	7300.82	78379.17	7233.91	79016.05	7180.45
3130818	1154	381	117.3049645	40	88418.55	8184.41	89322.39	8118.82	90044.7	8066.4
3130821	448	127	154.8661417	51	41420.33	4293.9	41847.39	4236.06	42188.68	4189.83
3130822	463	151	668.8013245	229	80684.95	7619.49	81500.86	7554.27	82152.9	7502.14
3130823	934	309	111.1180328	39	77409.38	7379.93	78194.52	7312.71	78821.97	7258.99
3130827	28	10	831.6	312	84736.82	8518.38	85584.32	8419.28	86261.6	8340.08
3131014	891	257	3.445783133	1	56323.29	5349.06	56902.51	5299.17	57365.39	5259.29
3131015	758	249	6.376811594	2	50783.56	4587.99	51303.36	4556.42	51718.75	4531.2
3131016	593	171	71.35087719	21	41382.08	3829.67	41808.17	3798.67	42148.68	3773.9
3131013	596	183	0	0	37052.19	3362.92	37431.02	3338.87	37733.77	3319.65
3130826	0	0	349.4451423	125	22317.02249	1926.705	22550.88	1911.903	22737.76	1900.074
3131001	4	0	0	0	0	0	0	0	0	0
3131006	882	257	3.18503937	1	55237.45	5176.32	55803.01	5131.2	56254.97	5095.14
3131008	1608	464	16.57327586	5	99748.64	9210.82	100763.7	9138.14	101574.9	9080.05
3131009	437	125	10.06779661	3	26519.77	2422.16	26794.79	2402.94	27014.56	2387.58
3131010	1196	360	20.76666667	7	74192.28	6684.87	74955.45	6637.77	75565.33	6600.13
3131004	1002	320	52.7	17	68939.87	6288.06	69646.72	6239.72	70211.59	6201.08
3151303	651	192	50.53968254	16	45160.6	4240.69	45620.71	4204.33	45988.41	4175.28
3151310	803	231	26.04329004	8	49958.58	4628.35	50472.44	4589.62	50883.09	4558.67
3151318	437	107	118.5882353	32	31543.08	3105.67	31866.48	3071.74	32124.92	3044.63
3151320	486	142	29.59859155	9	32032.91	3015.68	32361.37	2987.91	32623.86	2965.72
3151328	329	90	12.62222222	4	20597.5	1963.29	20805.45	1945.91	20971.64	1932.02
3151329	642	179	76.70949721	23	47052.87	4633.82	47530.96	4583.59	47913.03	4543.46
3252301	0	0	0	0	0	0	0	0	0	0

TOTAL 18768 5674 5785.63556 2318 1637831

TOOWOOMBA NORTH



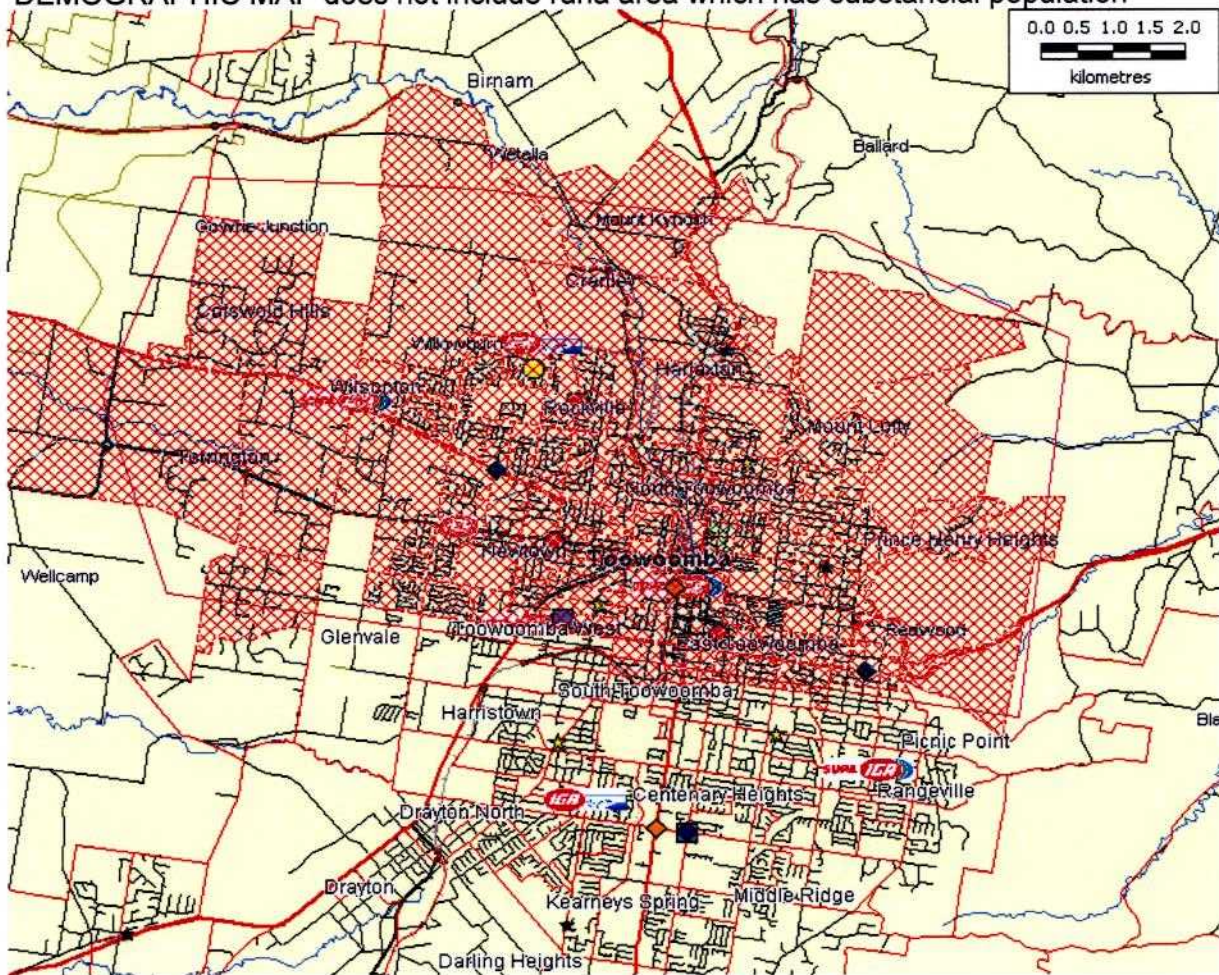
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
Toowoomba	WW/Safeway	3479	13.1%
Toowoomba	WW/Safeway	3492	13.1%
Toowoomba	WW/Safeway	3000	11.3%
Toowoomba	Coles	3594	13.5%
Newtown	ALDI	1300	4.9%
TOOWOOMBA	FG	250	0.9%
Toowoomba	IGA	500	1.9%
TOOWOOMBA	IGA X	300	1.1%
Toowoomba	Supa IGA	2000	7.5%
Toowoomba	Supa IGA	4000	15.1%
Toowoomba	Supa IGA	1600	6.0%
Toowoomba	5 Star	240	0.9%
Toowoomba	5 Star	300	1.1%
Toowoomba	Foodworks	350	1.3%
Toowoomba	IGAD Other	1192	4.5%
Toowoomba	Non IGA>D Other	200	0.8%
Toowoomba	SPAR	500	1.9%
Toowoomba	SPAR	280	1.1%
SUMMARY			
	Woolworths	9,971	38%
	Coles	3,594	14%
	ALDI	1,300	5%
	Franklins	0	0%
	IGA	8,650	33%
	Other	3,062	12%
	TOTAL	26,577	100%

SHOPPING OPTIONS/ STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Store Area	Retail Sales	TO / sqm / yr
Toowoomba	IGA		3055 Taylor St && Wyalla S	4350	500	380	95,000	9,880.00
Toowoomba	WW/Safeway		880 Anzac Av && James S	4350	3479	2430	880,000	13,153.20
Toowoomba	WW/Safeway		942 James St && Burke St	4350	3492	2450	700,000	10,423.80
Toowoomba	WW/Safeway		970 Warrego Hwy && Hoo	4350	3000	2300	850,000	14,733.30
Toowoomba	Foodworks		1362 Holberton St && Harth	4350	350	280	32,000	4,754.30
Toowoomba	SPAR		1797 36 Campbell St	4350	500	400	65,000	6,760.00
Toowoomba	SPAR		1799 Ruthven St && Griffith	4350	280	240	22,000	4,085.70
Toowoomba	5 Star		1801 8 Hume St	4350	240	180	15,000	3,250.00
Toowoomba	5 Star		1802 Herries St && Helen S	4350	300	240	20,000	3,466.70
Toowoomba	Supa IGA		2691 Margaret St && Victori	4350	2000	1600	225,000	5,850.00
Toowoomba	Supa IGA		2956 Anzac Av && James S	4350	4000	3000	380,000	4,940.00
Newtown	ALDI		3881 13 Princess St	4350	1300	975	175,000	7,000.00
Toowoomba	Supa IGA		3914 Bridge St && Boundar	4350	1600	1200	190,000	6,175.00
TOOWOOMBA	FG		5789 102 Taylor St	4350	250	220	18,000	3,744.00
TOOWOOMBA	IGA X		5970 Shop 5 88B Hogg St	4350	300	225	33,000	5,720.00
Toowoomba	IGAD Other		3026 Hume St && Gore St	4350	1192	900	20,000	872.5
Toowoomba	Non IGA>D Other		3029 14 Vine Dr	4350	200	150	10,000	2,600.00
Toowoomba	Coles		2107 Margaret St && Cliffor	4350	3594	2500	711,500	10,294.40

DEMOGRAPHIC MAP does not include rural area which has substantial population



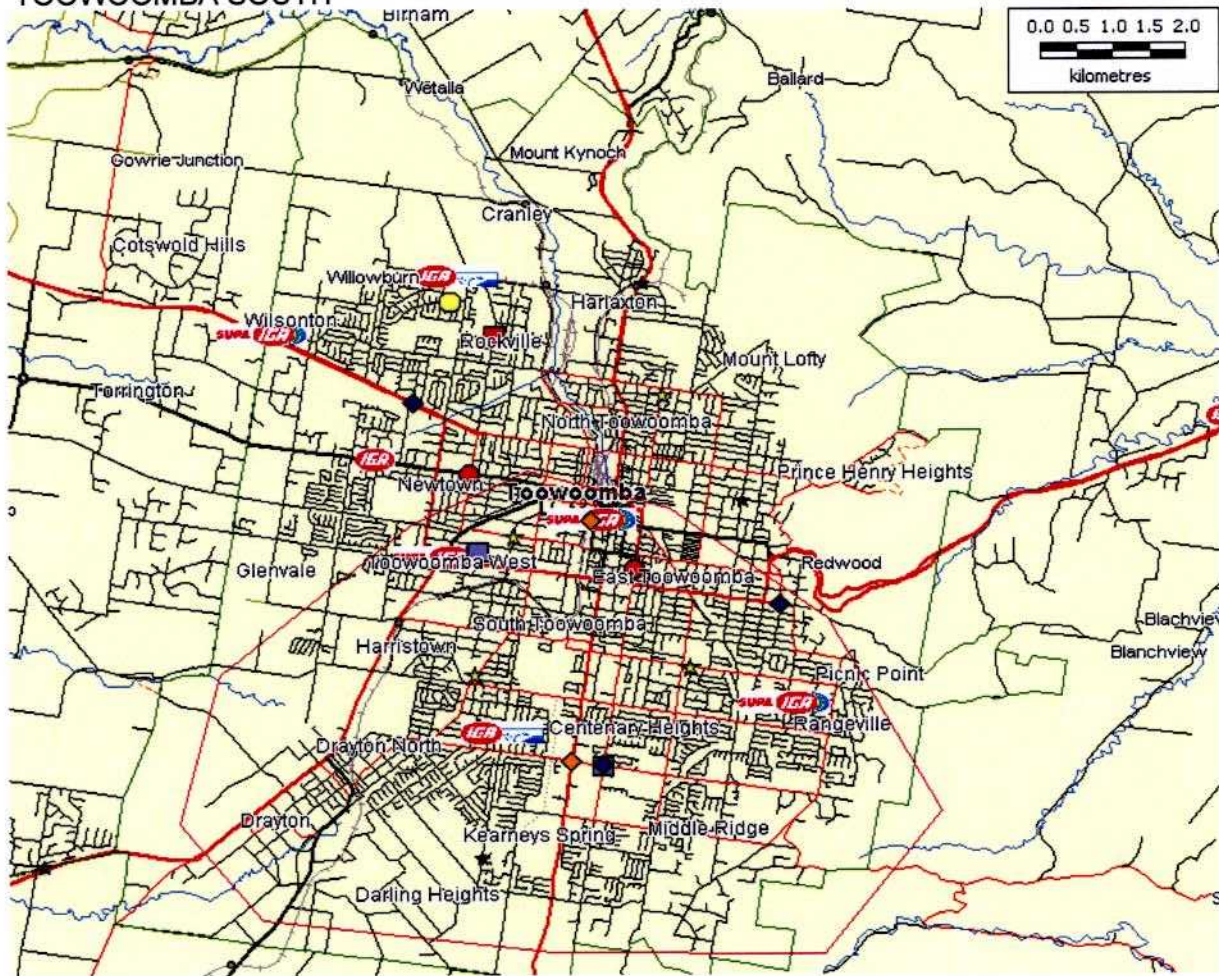
DEMOGRAPHIC ANALYSIS

CD_CODE	Persons	Dwellings	Add_Pers	Add_Dwel	Capital_Nc	Capital_Lic	State_Non	State_Liq	Country_N	Country_Lic
3140908	450	181	8.378612717	6	32404.05	2671.06	32750.77	2660.07	33027.85	2651.29
3140811	539	162	14.66242038	7	31305.47	2695.05	31636.14	2679.13	31900.4	2666.41
3140812	918	301	11.42857143	55	57651.07	5002.38	58245.39	4975.48	58720.34	4953.98
3140813	670	228	2.850877193	1	44213.04	3868.61	44674.22	3845.81	45042.76	3827.58
3140904	467	157	5.771428571	2	27192.21	2266.86	27487.45	2254.81	27723.39	2245.18
3140911	840	324	2.49833887	1	59041.84	5015.16	59671.72	4986.38	60175.08	4963.39
3140913	1015	357	13.4	5	67024.11	5700.45	67726.68	5672.7	68288.14	5650.52
3140907	623	240	22.14285714	15	42852.52	3542.35	43311.54	3524.87	43678.36	3510.9
3140909	512	222	5.916666667	4	38206.61	3160.8	38619.21	3143.89	38948.94	3130.37
3140912	645	269	8.898324022	4	48050.1	4057.82	48564.91	4034.09	48976.32	4015.12
3141516	806	287	11.01045296	4	57723.72	5121.57	58320.11	5087.04	58796.72	5059.44
3141504	789	312	16.61769042	9	56810.93	4759.52	57418.91	4733.44	57904.77	4712.61
3141505	458	179	0	0	32044.12	2704.68	32382.82	2690.98	32653.49	2680.03
3141512	617	202	2.96875	1	38095.99	3277.36	38493.2	3260.14	38810.63	3246.37
3141515	427	172	29.33333333	20	32963.14	2779.6	33312.48	2765.39	33591.66	2754.05
3141707	1177	362	53.95856354	17	84304.89	8106.77	85170.38	8025.61	85862.05	7960.75
3141513	519	207	0	0	35606.42	2937.79	35990	2922.54	36296.53	2910.36
3141514	476	195	29.7254902	12	33049.56	2585.15	33411.99	2576.91	33701.62	2570.32
3141708	588	180	9.55	3	39502.64	3664.49	39904.98	3633.6	40226.51	3608.92
3141713	403	126	8.87804878	3	26778.5	2487.75	27054.8	2465.75	27275.6	2448.17
3141507	392	162	12.18478261	6	28207.2	2263.73	28510.96	2254.8	28753.72	2247.66
3141506	284	160	40.00840336	23	25243.5	1857.96	25534.99	1849.93	25767.94	1843.51
3141510	496	203	0	0	35404.54	2985.43	35785.77	2967.09	36090.43	2952.44
3141501	549	180	8.75	3	37568.19	3404.78	37954.73	3379.62	38263.63	3359.5
3141502	175	3	0	0	825.61	90.78	834.22	89.33	841.1	88.18
3141511	942	325	2.757188498	1	59116.26	4923.64	59741.31	4902.76	60240.81	4886.08
3141509	642	227	6.25	4	41549.58	3500.63	41987.17	3484.05	42336.87	3470.81
3141508	664	270	2.785714286	2	47429.25	3959.45	47935.23	3939.35	48339.58	3923.28
3141611	383	147	5.373913043	2	26827.11	2292.49	27111.49	2278.52	27338.74	2267.36
3141503	896	306	26.93782117	11	54000.76	4416.35	54579.57	4398.12	55042.12	4383.56
3141606	711	268	8.717161017	4	45525.46	3726.64	46017.16	3710.21	46410.1	3697.08
3141607	668	229	2.666666667	1	38293.64	3084.98	38709.85	3071.42	39042.46	3060.58
3141705	201	59	6.101694915	2	10373.36	851.59	10484.41	848.08	10573.16	845.28
3140906	557	212	35.30731707	14	38999.13	3259.16	39419.81	3240.86	39756	3226.24
3141007	751	325	28	16	55675.5	4478.98	56282.79	4460.09	56768.11	4444.99
3141008	693	296	25.09494245	14	50555.2	4061.53	51102.87	4044.55	51540.53	4030.99
3141006	714	287	24.59101844	11	50520.4	4135.07	51065.51	4114.82	51501.13	4098.63
3141009	183	70	0	0	12466.26	1071.76	12597.22	1065.41	12701.88	1060.34
3141001	625	212	0	0	36260.55	2985.67	36650.4	2970.79	36961.94	2958.91
3141002	443	184	2.507042254	1	29824.74	2450.05	30146.23	2435.49	30403.15	2423.86
3141003	251	87	2.816326531	1	15532.51	1349.54	15701.22	1339.02	15836.04	1330.62
3141010	301	117	4.723809524	2	21483.6	1828.3	21715.2	1816.61	21900.29	1807.28
3141005	610	225	5.152702703	3	37595.97	3075.83	38003.45	3059.95	38329.09	3047.26

3140905	551	208	7.667613636	4	35717	2934.46	36105.29	2919.22	36415.6	2907.05
3140901	499	193	33.38793355	20	37984.66	3305.08	38388.53	3282.26	38711.27	3264.03
3140910	548	229	32.22222222	20	40047.55	3215.51	40481.4	3202.05	40828.12	3191.29
3140902	337	167	13.35526316	5	27538.47	2232.35	27843.19	2217.9	28086.71	2206.35
3141605	257	82	0	0	14455.87	1202.76	14607.42	1197.24	14728.53	1192.82
3141602	861	331	31.37551644	14	54976.55	4373.05	55577.22	4356.88	56057.24	4343.96
3141601	94	23	38.26086957	11	7537.02	733.71	7614.05	725.59	7675.61	719.11
3141608	441	173	0	0	29753.84	2437.25	30071.72	2428.01	30325.75	2420.64
3141602	861	331	31.37551644	14	54976.55	4373.05	55577.22	4356.88	56057.24	4343.96
3141710	756	231	15.69264069	5	51218.51	4841.95	51744.8	4797.87	52165.39	4762.63
3141103	343	142	0	0	23612.07	1934.39	23866.9	1924.26	24070.54	1916.16
3141308	308	125	0	0	23597.3	2115.47	23850.85	2097.09	24053.47	2082.39
3141310	529	179	3.288888889	2	34648.77	3157.91	35016.85	3129.26	35310.99	3106.37
3141201	77	37	0	0	4301.53	296.73	4353.16	295.65	4394.42	294.79
3141205	165	83	0	0	12729.7	992.95	12870.91	987.66	12983.77	983.44
3141206	322	134	0	0	22772.24	1866.81	23016.39	1858.25	23211.5	1851.42
3141303	480	198	10.63333333	6	34909.58	2867.19	35280.6	2855.41	35577.09	2845.99
3141312	745	145	15.26455343	9	29410.83	2707.23	29722.44	2682.59	29971.47	2662.91
3141306	618	278	11.33333333	8	47661.4	3950.5	48171.64	3928.38	48579.4	3910.7
3141307	419	199	0	0	38224.53	3385.83	38628.8	3360.88	38951.87	3340.94
3141313	199	88	5.19914997	3	16568.92	1417.88	16745.02	1408.31	16885.74	1400.66
3141304	321	142	0	0	28804.7	2607.1	29104.08	2586.66	29343.33	2570.33
3141305	499	188	2.443548387	1	33634.4	2911.1	33997.12	2890.19	34286.99	2873.49
3141401	88	33	2.515151515	1	6296.57	601.06	6360.12	595.64	6410.9	591.3
3141402	512	172	8.389534884	5	40994.15	4043.16	41418.94	3996.97	41758.4	3960.07
3141410	236	96	4.144578313	2	16584.56	1391.54	16765.94	1382.32	16910.89	1374.96
3141409	353	131	8.25	3	24512.94	2133.35	24771	2118.52	24977.23	2106.67
3141408	578	217	24.27007359	7	41822.54	3583.28	42268.19	3559.87	42624.34	3541.16
3141101	448	174	0	0	31596	2731.3	31934.01	2711.42	32204.12	2695.54
3141102	169	53	2.433962264	1	9201.37	761.62	9300.04	757.64	9378.89	754.45
3141403	0	0	0	0	0	0	0	0	0	0
3141404	725	236	30.73043478	12	49129.85	4605.94	49642.43	4561.23	50052.05	4525.5
3141405	648	227	40.20108696	13	52500.83	5086.27	53047.25	5030.99	53483.92	4986.81
3141406	447	180	0	0	33349.59	2944.07	33701.05	2921.76	33981.92	2903.94
3141407	590	239	2.3930131	1	45766.87	4113.61	46250.87	4079.59	46637.66	4052.4
3141414	545	117	8.314285714	3	24550.21	2273.89	24808.49	2253.53	25014.89	2237.26
3141411	528	221	4.915254237	2	39115.01	3339.91	39532.49	3318.3	39866.12	3301.02
3141412	427	156	0	0	32473	2991.02	32808.28	2965.86	33076.22	2945.74
3141413	607	161	20.60264901	13	35969.49	3455.23	36346.24	3417.72	36647.33	3387.73
3141415	0	0	13.97780569	5	892.6809	77.06818	902.0351439	76.47611	909.5106	76.00295
3141416	579	215	2.400966184	1	40053.11	3504.93	40481.3	3479.11	40823.48	3458.48
3141603	506	202	12.78295185	6	38544.83	3351.69	38954.81	3330.16	39282.44	3312.95
3141604	920	306	14.97511123	9	52807.64	4303.56	53375.66	4285.39	53829.6	4270.86
3141609	557	243	18.77936508	12	43210.7	3561.96	43675.74	3544.77	44047.37	3531.03
3140810	496	198	23.21992153	13	35004.96	2883.11	35380.66	2867.27	35680.9	2854.62

3140902	337	167	13.35526316	5	27538.47	2232.35	27843.19	2217.9	28086.71	2206.35
3140903	770	236	2.806666667	1	43163.7	3717.62	43618.13	3695.11	43981.29	3677.13
3141004	323	165	2.424242424	1	24984.66	1932.42	25261.21	1925.13	25482.22	1919.29
3141011	210	82	0	0	14530.37	1244.76	14687.26	1236.02	14812.64	1229.05
3141104	134	38	2	1	5645.17	432.18	5707.2	430.78	5756.77	429.66
3141109	391	156	0	0	23167.51	1773.55	23423	1768.13	23627.18	1763.79
3141106	191	50	54.52631579	28	9434.57	728.89	9542.32	724.97	9628.42	721.83
3141108	226	59	2.352941176	2	9205.9	762.03	9305.7	756.15	9385.45	751.45
3141110	243	84	2.803921569	1	11795.14	867.65	11928.68	864.41	12035.4	861.83
3141203	190	78	0	0	14373.59	1252.82	14523.51	1245.14	14643.32	1239
3141204	218	99	0	0	18332.85	1543.05	18529.12	1534.33	18685.97	1527.37
3141207	662	273	14.18055556	7	50867.32	4386.58	51406.84	4358.62	51838	4336.27
	49154	18187	1097.963366	567			3372157			

TOOWOOMBA SOUTH



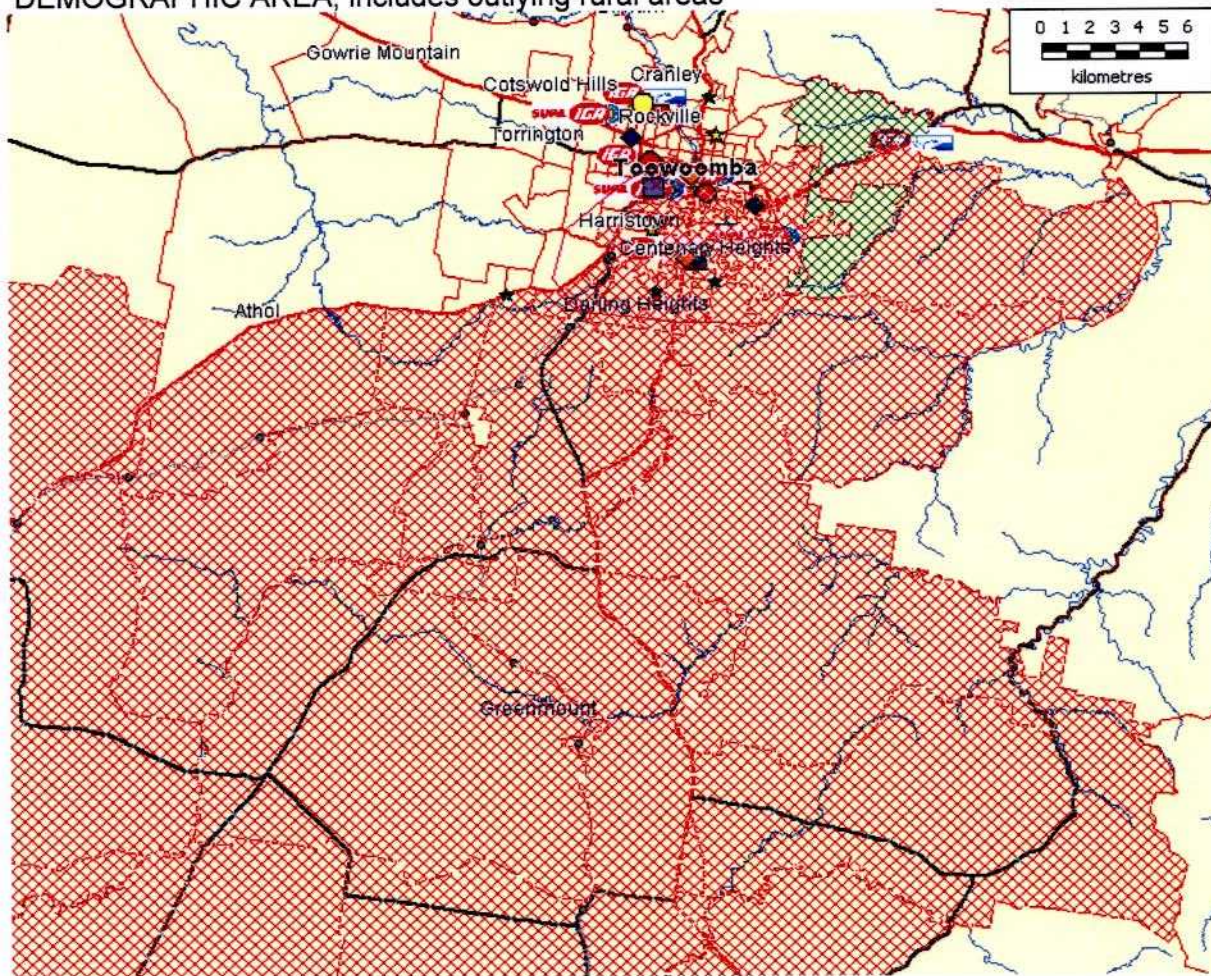
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
Pittsworth	WW/Safeway	3200	9.4%
Toowoomba	WW/Safeway	3479	10.2%
TOOWOOMBA	WW/Safeway	3200	9.4%
Toowoomba	Coles	3594	10.5%
Toowoomba	Coles	3314	9.7%
Newtown	ALDI	1300	3.8%
Centenary Heights	ALDI	1100	3.2%
Toowoomba	IGA X	250	0.7%
Withcott	IGA X	320	0.9%
Pittsworth	Supa IGA	1600	4.7%
Toowoomba	Supa IGA	2000	5.8%
Toowoomba	Supa IGA	3100	9.1%
Toowoomba	Supa IGA	4000	11.7%
Toowoomba	5 Star	320	0.9%
Toowoomba	5 Star	320	0.9%
Toowoomba	5 Star	300	0.9%
Clifton	Foodworks	300	0.9%
Toowoomba	IGAD Other	1192	3.5%
Pittsworth	Non IGA>D Other	400	1.2%
WESTBROOK	SPAR	350	1.0%
TOOWOOMBA	SPAR	180	0.5%
Toowoomba	SPAR	400	1.2%
SUMMARY		0	
	Woolworths	9,879	29%
	Coles	6,908	20%
	ALDI	2,400	7%
	Franklins	0	0%
	IGA	11,270	33%
	Other	3,762	11%
	TOTAL	34,219	100%

SHOPPING OPTIONS/STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Store Area Retail	Sales	TO / sqm / yr
Pittsworth	WW/Safeway		4739 122 Yandilla St	4356	3200	2500	200,000	3,250.00
WESTBROOK	SPAR		6331 5 Westbrook Central, I	4350	350	300	35,000	5,200.00
Pittsworth	Non IGA>D Other		2974 110 Yandilla St	4356	400	320	46,000	5,980.00
Pittsworth	Supa IGA		3159 70 Yandilla St	4356	1600	1200	165,000	5,362.50
TOOWOOMBA	SPAR		6354 Spring St && Ramsay	4350	180	160	35,000	10,111.10
Toowoomba	WW/Safeway		880 Anzac Av && James S	4350	3479	2430	880,000	13,153.20
Clifton	Foodworks		1350 45 King St	4361	300	250	30,000	5,200.00
Toowoomba	5 Star		1796 65 Drayton St	4350	320	260	20,000	3,250.00
Toowoomba	SPAR		1798 462 West St	4350	400	350	35,000	4,550.00
Toowoomba	5 Star		1800 138 South St	4350	320	240	32,000	5,200.00
Toowoomba	5 Star		1802 Herries St && Helen S	4350	300	240	20,000	3,466.70
Toowoomba	Supa IGA		2691 Margaret St && Victori	4350	2000	1600	190,000	4,940.00
Toowoomba	IGA X		2692 300 West St	4350	250	180	105,000	21,840.00
Toowoomba	Supa IGA		2955 High St && Meibusch :	4350	3100	2500	192,102	3,222.40
Toowoomba	Supa IGA		2956 Anzac Av && James S	4350	4000	3000	380,000	4,940.00
Withcott	IGA X		3707 Warrego Highway	4352	320	240	42,000	6,825.00
Newtown	ALDI		3881 13 Princess St	4350	1300	975	175,000	7,000.00
Centenary Heights	ALDI		3882 Hume St && Stenner S	4350	1100	825	150,000	7,090.90
TOOWOOMBA	WW/Safeway		6224 445-455 Hume Street		3200	2400	450,000	7,312.50
Toowoomba	IGAD Other		3026 Hume St && Gore St	4350	1192	900	20,000	872.50
Toowoomba	Coles		2107 Margaret St && Clifton	4350	3594	2500	711,500	10,294.40
Toowoomba	Coles		2108 Ruthven St && Stenne	4350	3314	2320	628,000	9,854.00

DEMOGRAPHIC AREA, includes outlying rural areas



DEMOGRAPHIC ANALYSIS

3140802	815	296	135.8158593	53	62363.17	5253.34	63023.52	5227.42	63551.24	5206.71
3140904	467	157	5.771428571	2	27192.21	2266.86	27487.45	2254.81	27723.39	2245.18
3140910	548	229	32.22222222	20	40047.55	3215.51	40481.4	3202.05	40828.12	3191.29
3140803	561	257	2.417910448	1	38295.83	2910.74	38728.55	2898.94	39074.35	2889.51
3140804	559	191	8	4	34511.71	2895.89	34879.54	2880.88	35173.48	2868.89
3140805	598	197	4.418275608	2	35709.81	2984.09	36091.48	2967.5	36396.48	2954.23
3140810	496	198	23.21992153	13	35004.96	2883.11	35380.66	2867.27	35680.9	2854.62
3141107	391	167	7.68907563	3	29181.32	2414.18	29495.43	2402.09	29746.45	2392.43
3141111	403	159	2.8125	3	25730.23	2026.38	26010.98	2019.7	26235.33	2014.36
3140901	499	193	33.38793355	20	37984.66	3305.08	38388.53	3282.26	38711.27	3264.03
3140902	337	167	13.35526316	5	27538.47	2232.35	27843.19	2217.9	28086.71	2206.35
3140903	770	236	2.806666667	1	43163.7	3717.62	43618.13	3695.11	43981.29	3677.13
3141004	323	165	2.424242424	1	24984.66	1932.42	25261.21	1925.13	25482.22	1919.29
3141011	210	82	0	0	14530.37	1244.76	14687.26	1236.02	14812.64	1229.05
3141104	134	38	2	1	5645.17	432.18	5707.2	430.78	5756.77	429.66
3141109	391	156	0	0	23167.51	1773.55	23423	1768.13	23627.18	1763.79
3141106	191	50	54.52631579	28	9434.57	728.89	9542.32	724.97	9628.42	721.83
3141108	226	59	2.352941176	2	9205.9	762.03	9305.7	756.15	9385.45	751.45
3141110	243	84	2.803921569	1	11795.14	867.65	11928.68	864.41	12035.4	861.83
3141105	459	192	53.85714286	29	36879.75	3100.77	37275.93	3082.69	37592.54	3068.25
3141308	308	125	0	0	23597.3	2115.47	23850.85	2097.09	24053.47	2082.39
3141201	77	37	0	0	4301.53	296.73	4353.16	295.65	4394.42	294.79
3141203	190	78	0	0	14373.59	1252.82	14523.51	1245.14	14643.32	1239
3141204	218	99	0	0	18332.85	1543.05	18529.12	1534.33	18685.97	1527.37
3141205	165	83	0	0	12729.7	992.95	12870.91	987.66	12983.77	983.44
3141206	322	134	0	0	22772.24	1866.81	23016.39	1858.25	23211.5	1851.42
3141303	480	198	10.63333333	6	34909.58	2867.19	35280.6	2855.41	35577.09	2845.99
3141209	514	212	4.967391304	2	39851.48	3413.66	40272.58	3393.29	40609.1	3377.02
3141208	687	246	2.447619048	1	46586.62	4089.17	47079.54	4059.45	47473.46	4035.71
3141210	165	67	0	0	11500.7	967.98	11623.8	961.7	11722.17	956.69
3141211	311	130	0	0	23430.85	1988.22	23679.5	1977.86	23878.2	1969.58
3141312	745	145	15.26455343	9	29410.83	2707.23	29722.44	2682.59	29971.47	2662.91
3141207	662	273	14.18055556	7	50867.32	4386.58	51406.84	4358.62	51838	4336.27
3141306	618	278	11.33333333	8	47661.4	3950.5	48171.64	3928.38	48579.4	3910.7
3141307	419	199	0	0	38224.53	3385.83	38628.8	3360.88	38951.87	3340.94
3141313	199	88	5.19914997	3	16568.92	1417.88	16745.02	1408.31	16885.74	1400.66
3141302	622	258	11.32882883	6	47501.13	4072.34	48004.41	4047.91	48406.6	4028.39
3141304	321	142	0	0	28804.7	2607.1	29104.08	2586.66	29343.33	2570.33
3141305	499	188	2.443548387	1	33634.4	2911.1	33997.12	2890.19	34286.99	2873.49
3141309	819	357	7.576124962	4	63285.09	5332.15	63959.51	5303.48	64498.48	5280.57
3141311	199	76	2.407894737	1	17419.9	1726.54	17600.59	1706.51	17744.99	1690.51
3140807	769	290	7.941176471	3	54961.36	4705.93	55538.82	4680.13	56000.3	4659.5
3140806	549	188	8.895833333	3	35942.12	3121.57	36321	3100.58	36623.79	3083.81
3140808	438	209	72.43529412	47	35086.36	2604.3	35488	2594.31	35808.96	2586.33

3140809	598	236	3.454545455	2	42110.48	3527.42	42558.01	3510.75	42915.66	3497.44
3140601	557	217	0	0	37566.28	3133.73	37972.13	3116.65	38296.46	3103
3141301	735	291	15.03296703	6	57649.25	5157.75	58254.64	5118.03	58738.44	5086.29
3140702	387	119	3.042016807	1	24170.63	2215.23	24425.28	2196.19	24628.79	2180.96
3140703	407	141	12.32224771	5	26162.97	2230.1	26445.88	2215.27	26671.98	2203.41
3140704	679	271	26.18176796	13	49799.15	4181.34	50331.18	4159.24	50756.36	4141.58
3140709	400	168	4.732394366	2	26129.02	2007.7	26418.69	1999.96	26650.17	1993.78
3140705	1083	251	56.43824701	28	54533.06	5035.72	55094.96	4994.01	55544	4960.68
3140706	702	62	0	0	11299.5	995.6	11419.83	987.98	11515.99	981.9
3140716	684	266	0	0	48582.3	4236.9	49099.55	4208.44	49512.92	4185.7
3140714	738	266	46.1	22	53042.75	4581.76	53595.49	4555.39	54037.21	4534.31
3140712	578	247	27.8030303	13	44637.88	3691.9	45114.57	3674.73	45495.51	3661.01
3140707	1070	332	15.140625	5	65019.43	5714.95	65690.56	5680.28	66226.9	5652.58
3140708	667	293	2.486772487	1	49920.94	4072.42	50464.74	4052.92	50899.31	4037.33
3140710	757	288	2.648979592	1	52645.14	4549.06	53200.14	4521.23	53643.67	4498.99
3140711	255	96	0	0	15755.99	1326.33	15925.22	1317.81	16060.47	1311.01
3140713	678	285	7.188235294	3	53410.17	4614.85	53980.3	4583.59	54435.92	4558.61
3140715	483	251	0	0	38788.6	3119.91	39219.93	3099.88	39564.63	3083.87
3140602	545	233	13.88544711	7	43484.83	3713.66	43947.2	3691.47	44316.71	3673.74
3140514	395	152	0	0	28088.11	2399.18	28386.83	2384.98	28625.56	2373.63
3140513	753	310	7.736842105	3	55105.68	4612.8	55694.73	4587.59	56165.47	4567.44
3140512	519	218	10.43835616	6	38548.84	3189.21	38961.93	3173.63	39292.04	3161.18
3140501	810	369	12.59861979	7	66289.44	5588.05	66993.28	5559.14	67555.74	5536.04
3140505	695	305	0	0	50984.74	4170.32	51535.52	4150.61	51975.67	4134.86
3140510	393	199	7.578125	5	30855.1	2409.14	31198.85	2399.95	31473.56	2392.61
3140502	959	343	120.5403451	58	70285.69	6030.49	71025.59	5996.13	71616.89	5968.67
3140504	965	394	5.578378378	2	67092.5	5560.35	67820.2	5528.49	68401.74	5503.03
3140511	1431	422	48.80382775	15	98815.39	9575.88	99828.04	9477.11	100637.3	9398.17
3140516	568	214	81.81818182	45	45343.75	3919.72	45824.01	3895.28	46207.8	3875.75
3140517	1216	409	190.225	63	104575.8	10242.46	105663.65	10126.01	106533	10032.95
3140518	1062	383	49.5	17	75570.2	6682.64	76367.22	6630.83	77004.16	6589.43
3140519	568	189	60.88888889	29	45278.34	4282.55	45741.75	4243.23	46112.08	4211.81
3140520	897	303	35.04950495	12	68620.02	6493.5	69318.48	6435.09	69876.65	6388.41
3140521	844	191	4.727272727	4	35774.52	3148.23	36151.25	3124.34	36452.32	3105.25
3140522	744	233	34.66222222	11	50595.68	4611.09	51114.49	4576.15	51529.1	4548.23
3140603	627	262	8.253650918	4	47206.31	4004.55	47708.49	3980.98	48109.8	3962.14
3140604	588	240	2.544041451	1	42257.98	3488.91	42710.41	3473.7	43071.96	3461.55
3140605	597	257	6.153846154	4	45526.37	3823.74	46012.59	3802.2	46401.15	3784.99
3140610	546	197	160.0670391	58	53721.72	5122.6	54274.63	5072.96	54716.49	5033.3
3140509	281	122	0	0	23040.25	2059.79	23283.78	2044	23478.39	2031.38
3140506	688	265	0	0	47561.65	4024.95	48064.99	4003.29	48467.23	3985.99
3140507	650	247	2.471698113	1	46585.59	4083.79	47079.64	4054.5	47474.46	4031.1
3140508	609	233	5.103380079	3	43644.25	3747.24	44105.82	3725.31	44474.69	3707.79
3140515	708	273	2.607305936	1	50778.28	4361.6	51315.05	4335.59	51744	4314.81
3140606	556	229	7.090909091	6	42496.33	3646.2	42949.5	3623.31	43311.66	3605.01

3140611	1162	369	85.34757835	29	89449.95	8818.88	90373.29	8718.88	91111.17	8638.95
3140612	395	172	0	0	32888.78	2887.38	33239.02	2865.98	33518.9	2848.87
3140613	704	230	47.17370892	16	53834.77	5177.84	54390.39	5124.17	54834.42	5081.28
3140607	911	344	17.70298732	8	65800.57	5785.93	66492.43	5746.42	67045.33	5714.84
3140608	811	323	5.182481752	2	60530.66	5306.29	61171.03	5269.87	61682.79	5240.77
3140609	710	251	7.553784861	3	51374.75	4785.55	51914.92	4740.13	52346.6	4703.83
3140503	138	43	0	0	9692.31	931.96	9791.93	921.99	9871.55	914.03
3140401	789	244	9.368852459	3	47623.87	4150.47	48113.89	4129.25	48505.49	4112.29
3140311	1000	322	77.0310559	28	69711.52	6316.72	70435.16	6268.15	71013.45	6229.34
3140402	635	225	31.89189189	12	47953.56	4378.58	48450.87	4344.44	48848.28	4317.16
3140404	384	135	18.56296296	7	27281.73	2375.5	27568.88	2359.85	27798.36	2347.35
3140405	279	95	8.463157895	3	17982.74	1594.22	18172.05	1581.96	18323.33	1572.16
3140406	854	296	42.72413793	15	55160.75	4600.5	55744.46	4580.44	56210.94	4564.41
3140407	336	116	33.4137931	19	23772.2	2068.53	24021.45	2057.02	24220.63	2047.82
3140408	804	247	345.9757085	112	74682.38	6851.78	75449.75	6797.79	76063	6754.64
3140409	824	240	167.45	51	62366.04	5913.27	63002.86	5858.72	63511.77	5815.12
3140410	642	198	83.15151515	28	48603.93	4588.73	49104.13	4545.95	49503.87	4511.76
3140308	425	133	30.23255814	10	29155.02	2627.4	29457.64	2607.84	29699.48	2592.22
3140203	545	184	53.18644068	18	41192.1	3805.78	41620.38	3771.59	41962.63	3744.27
3150301	143	50	5.6	2	9643.88	833.25	9746.03	828.25	9827.66	824.25
3150204	363	136	28.58333333	11	26042.32	2210.35	26321.28	2198.1	26544.21	2188.31
3141709	208	71	0	0	15212.43	1422.45	15369.34	1410.2	15494.73	1400.42
3141712	249	89	5.642857143	2	16508.91	1394.74	16682.55	1386.88	16821.31	1380.61
3141715	435	80	15.25	5	15288.38	1331.1	15447.52	1322.89	15574.7	1316.33
3141717	1035	301	194.2325581	58	76806.5	7090.84	77579.12	7037.94	78196.55	6995.66
3141714	770	247	75.20242915	25	55655.44	5066.95	56228.68	5028.2	56686.78	4997.24
3141702	230	88	2.568181818	1	17881.13	1591.39	18063.46	1581.76	18209.17	1574.07
3150304	390	147	80.10884354	32	29702.48	2476.61	30025.34	2461.89	30283.36	2450.13
3150302	212	64	21.765625	7	13707.21	1222.72	13849.07	1214.79	13962.43	1208.45
3150306	371	138	30.95238095	12	25885.09	2156.97	26162.11	2145.59	26383.49	2136.49
3150207	240	74	9.72972973	3	15670.07	1416.42	15833.68	1405.19	15964.43	1396.21
3150208	288	87	17.65517241	6	17397.95	1519.14	17577.75	1511.05	17721.44	1504.59
3150106	179	53	0	0	9981.74	859.01	10088.12	853.76	10173.14	849.55
3140307	571	185	115.3103448	38	42571.11	3736.89	43013.93	3712.78	43367.81	3693.51
3140306	614	197	52.7	18	41675.96	3695.12	42109.5	3669.61	42455.97	3649.22

68235

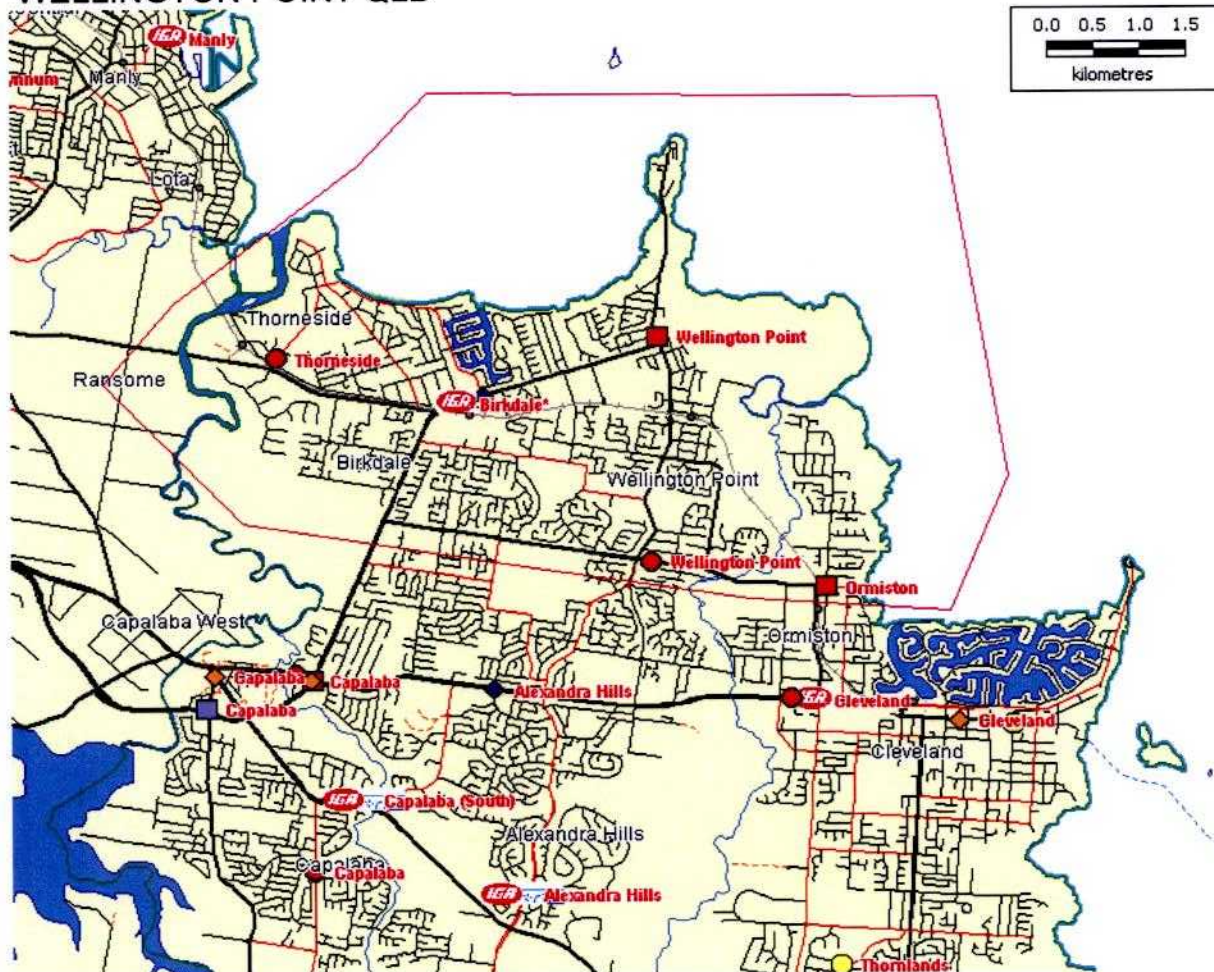
24819

3387.545041

1338

4883229

WELLINGTON POINT QLD



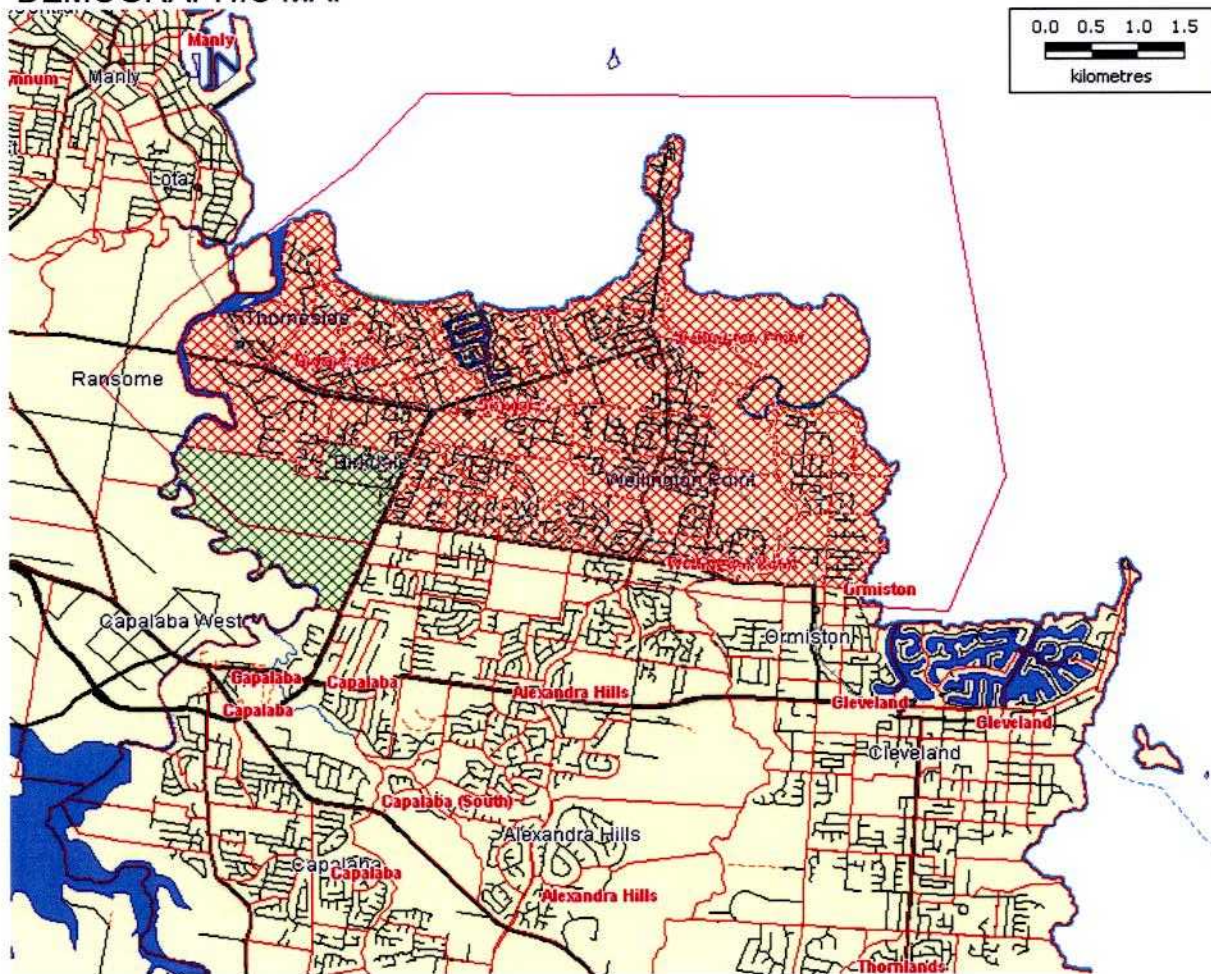
MARKET SHARE ANALYSIS

Location	Store Type	Store Area sq m	Mkt Share %
Birkdale	WW/Safeway	3028	10.6%
Capalaba	WW/Safeway	2969	10.4%
Alexandra Hills	WW/Safeway	3770	13.2%
Capalaba	WW/Safeway	5011	17.6%
Capalaba	Coles	4300	15.1%
Capalaba	Coles	3544	12.4%
Capalaba	ALDI	1325	4.7%
WELLINGTON POINT	FG	200	0.7%
ORMISTON	FG	200	0.7%
Thorneside	FG	400	1.4%
CLEVELAND	IGA	1093	3.8%
Birkdale	IGA	460	1.6%
Capalaba	Foodworks	300	1.1%
Ormiston	Foodworks	300	1.1%
Wellington Point	Foodworks	180	0.6%
Capalaba	IGAD Other	1400	4.9%
SUMMARY			
	Woolworths	14,778	52%
	Coles	7,844	28%
	ALDI	1,325	5%
	Franklins	0	0%
	IGA	2,353	8%
	Other	2,180	8%
	TOTAL	28,480	100%

SHOPPING OPTIONS / STORE AREA AND TURNOVER

Location	Store Type	Store No	Address	Post Code	Store Area	Total Store Area	Retail Sale	TO / sqm / yr
Birkdale	WW/Safeway		1897 Birkdale Dr && Mary F	4159	3028	2100	400,000	6,869.20
Capalaba	WW/Safeway		1901 Redland Bay Rd && N	4157	2969	2100	700,000	12,260.00
Capalaba	IGAD Other		3020 200 Old Cleveland Rd	4157	1400	900	50,000	1,857.10
Capalaba	ALDI		3978 35 Mount Cotton Rd	4157	1325	900	180,000	7,064.20
CLEVELAND	IGA		4902 5/42 Shore St	4163	1093	850	208,000	9,895.70
WELLINGTON POINT	FG		5790 689 Old Cleveland Rd	4160	200	180	30,000	7,800.00
ORMISTON	FG		5791 16 Shore St	4160	200	180	19,000	4,940.00
Alexandra Hills	WW/Safeway		842 Finucane Rd && Caml	4161	3770	2600	500,000	6,896.60
Capalaba	WW/Safeway		873 Morton Bay Rd && Ok	4157	5011	3200	820,000	8,509.30
Capalaba	Foodworks		1395 2 Finucane Rd	4157	300	280	35,000	6,066.70
Ormiston	Foodworks		1431 Sturgeon St && Wellir	4160	300	260	25,000	4,333.30
Wellington Point	Foodworks		1437 376 Main Rd	4160	180	160	18,000	5,200.00
Capalaba	Coles		1593 Morton Bay Rd && Ok	4157	4300	3500	250,000	3,023.30
Birkdale	IGA		1707 Birkdale St && Agnes	4159	460	330	70,000	7,913.00
Thorneside	FG		1973 209 Thorneside Rd	4158	400	360	30,000	3,900.00
Capalaba	Coles		2041 Redland Bay Rd && N	4157	3544	2480	550,000	8,070.00

DEMOGRAPHIC MAP



DEMOGRAPHIC ANALYSIS

CD_CODE	Persons	Dwellings	Add_Pers	Add_Dwel	Capital_Non	Capital_Lic	State_Non	State_Liq	Country_N	Country_Lic
3202002	677	220	6.1	2	46562.54	4360.39	47042.17	4320.38	47425.46	4288.4
3202013	549	180	0	0	38124.47	3579.13	38517.95	3547.14	38832.4	3521.57
3202210	1259	486	14.00874636	5	94376.22	8465.33	95377.39	8396.42	96177.47	8341.35
3202102	683	268	25.68965517	10	56457.63	5226.55	57043.31	5180.92	57511.35	5144.45
3202001	856	304	24.05352798	10	63387.88	5806.47	64050.44	5756.91	64579.91	5717.3
3202003	1118	469	75.95760029	34	85660.67	7126.64	86583.11	7084.53	87320.27	7050.88
3202010	815	253	3.150197628	1	55973.89	5266.84	56551.28	5218.16	57012.7	5179.26
3202105	796	272	2.917355372	1	53173.4	4660.05	53723.14	4632.18	54162.47	4609.91
3202202	919	307	23.03886525	10	67572.64	6501.26	68273.12	6433.7	68832.91	6379.72
3202207	463	163	11.125	4	32489.71	2931.58	32824.71	2909.07	33092.42	2891.07
3202219	532	154	0	0	34230.87	3273	34579.26	3241.41	34857.67	3216.17
3202008	811	260	2.972762646	1	53911.18	5023.93	54466.67	4980.43	54910.59	4945.68
3202009	781	228	19.26222222	6	48531.96	4433.58	49030.85	4399.39	49429.54	4372.07
3202012	678	219	18.16666667	6	48326.05	4538.96	48825.42	4497.19	49224.5	4463.81
3202208	518	175	0	0	34582.32	3095.86	34939.51	3073.86	35224.96	3056.28
3202201	171	80	13.96551724	6	16899.22	1593.97	17077.05	1578.2	17219.16	1565.6
3202212	636	261	39.15116279	14	57556.72	5417.28	58160.27	5364.08	58642.6	5321.56
3202211	570	206	16.13592233	6	39544.38	3387.25	39961.72	3367.19	40295.25	3351.16
3202203	720	263	38.69339623	13	53350.88	4801.33	53909.48	4761.68	54355.89	4730
3202204	451	177	0	0	33693.46	2981.06	34047.84	2959.93	34331.04	2943.05
3202206	951	309	31.36842105	10	69443.89	6640.12	70161.39	6572.33	70734.78	6518.15
3202209	642	230	54.00966184	20	46992.17	4196.99	47484.96	4165.68	47878.78	4140.66
3202215	1059	327	122.1794872	40	80478.11	7777.32	81310.72	7694.75	81976.1	7628.77
3202305	0	0	0	0	0	0	0	0	0	0
3202314	610	169	26.17751479	8	39609.51	3939.38	40018.77	3893.15	40345.83	3856.2
3202214	1162	366	24.46280992	8	82387.74	7859.81	83234.36	7784.56	83910.94	7724.41
3202205	619	202	11.76237624	4	42327.24	3891.34	42766.75	3859.16	43117.98	3833.45
3202216	881	269	142.527881	45	69986.3	6724.09	70705.71	6656.52	71280.63	6602.52
3202217	674	200	42.38	13	48549.58	4776.71	49050.42	4723.71	49450.67	4681.36
3202218	627	181	19.42541436	6	41213.01	3980.46	41641.26	3938.25	41983.49	3904.52
3202302	696	243	16.79012346	6	54682.34	5271.19	55253.75	5214.9	55710.4	5169.91
3202304	673	219	27.82191781	9	48615.11	4594.86	49120.94	4550.23	49525.17	4514.57
3202312	409	192	0	0	35270.66	3058.97	35642.41	3039.82	35939.48	3024.51
3202004	1132	336	20.17857143	6	77132.35	7526.89	77922.45	7447.72	78553.85	7384.46
3202101	282	137	13.08411677	7	23599.51	1867.22	23856.59	1860.69	24062.04	1855.47
3202103	1039	517	0	0	88832.91	7388.19	89786.86	7349.94	90549.2	7319.38
3202104	669	265	35.57239057	17	53465.92	4723.3	54030.6	4688.57	54481.87	4660.81

TOTAL

26128

9107

922.129285

1916992