



MEDIA RELEASE
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SUSTAINABILITY FOCUSED CHADSTONE PLACE OFFICE BUILDING WELCOMES OFFICEWORKS

Australian business Officeworks has moved around 900 team members into a new national corporate Support Office, at Vicinity Centres' (Vicinity) recently redeveloped Chadstone Place office building located a stone's throw from Chadstone – The Fashion Capital.

Headlining the redevelopment is Chadstone Place's exemplar ESG-focused refurbishment, with a significant carbon reduction, transforming the 8,100 sqm office building, achieving a 6-star Green Star – Design certification, and targeting an Australian-first International Living Future Institute Net Zero Carbon project certification.

Further demonstrating the building's sustainability credentials, Chadstone Place is also targeting a 6-star Green Star – As-Built rating and a NABERS 5.5-Star Energy and 4-Star Water ratings. These ratings are reserved for highly efficient buildings fully powered by renewables and those that meet stringent measures, such as responsible construction, procurement and finishes, light quality and extensive landscape inclusions.

The refurbishment of Chadstone Place introduced modern design features including the removal of ceilings to reveal a very tall interior space, an all-new high efficiency lighting system and the introduction of naturally ventilated workspaces for the tenant's use. Complementing the space is the new Link, 'The Link', which acts as a flexible working space and arrival point for the Officeworks team linking the original building to the dedicated solar roofed car parking.

Vicinity National Head of Design, David Waldren said:

"The redeveloped Chadstone Place underlines Vicinity's commitment to environment and sustainability with the building delivering an abundance of light, extensive solar power for both base building and fit-out, and convenient end of trip facilities that encourages sustainable commuting, all helping the project achieve it's 6-Star Green Star – Design certification.

"In addition to emphasising their reputation for sustainability, working from Chadstone Place the Officeworks team can also experience the unparalleled amenity of working above Australia's largest retail, dining and entertainment precinct, Chadstone - The Fashion Capital, and with close access to Hotel Chadstone and its state-of-the-art conferencing facilities.

"Officeworks joins what is a rapidly evolving location for businesses embracing the 'work near home' model. Boasting four office towers with another soon to be completed at [One Middle Road](#), a luxury hotel, an abundance of free parking, and a retail precinct with over 550 retailers, Chadstone serves as the perfect demonstration of Vicinity's execution of its mixed-use strategy."

Officeworks Managing Director, Sarah Hunter said:

"We're thrilled with our new purpose-built facility as a place where our total business including our teams across stores, Customer Fulfilment Centres, the Customer Service Centre, B2B, Geeks2U and Support Offices can connect and collaborate.

“Officeworks Place has been designed as a purposeful, engaging space that allows for a more collaborative and flexible working environment for our whole team that makes having our “Officeworks Moments” easy in line with our hybrid working model.”

The design direction of the space is the result of information obtained from Officeworks internal team member surveys and strategic briefings by workplace designers, Lend Lease and Bates Smart Architects. The office spans four levels with floors ranging in size from 1,800m² to 2,300m², a dedicated parking space for employees and includes inclusive features.

Chadstone Place - Officeworks fact sheet:

- 8,100 sqm net lettable area
- Dedicated ground level lobby, end of trip facilities and bike parking
- New Link for meetings, dining and functions with exclusive outdoor area
- Introduction of mixed mode zones with operable louvres for fresh air
- Sustainability focussed design, including:
 - 6-star Green Star design- achieved
 - 6-star Green Star as-built– targeted
 - 5.5-star NABERS Energy – targeted
 - 4-star NABERS Water - targeted
 - International Living Future Institute Zero Carbon certification – targeted

Inclusivity building designs:

- Biophilic design features, which create connectivity to the natural environment. This supports a healthier working environment.
- All gender bathroom on every floor
- Dedicated wellbeing spaces including; prayer and ablution room, parents' room, and first aid room
- Hearing augmentation in some spaces - which is indicated by signage
- Accessible and diverse spaces that support different ways of working
- A space that has minimal visual distractions and background noise.

– ENDS –

Media enquiries:

Maddie Wrench

M: 0403 507 151

E: maddie@altshift.com.au

About Vicinity Centres (ASX:VCX)

Vicinity Centres (Vicinity) is one of Australia's leading retail property groups, who are reimagining the way Australians live, work and play. Vicinity owns and manage some of the most recognisable and loved retail destinations across Australia and is evolving to transform its portfolio into destinations that offer a broad selection of retail, residential, and office spaces.

About Officeworks

Established in 1994 in Richmond, Victoria, Officeworks is committed to making bigger things happen for its customers, team, the community and stakeholders. It operates 166 stores across Australia, a website that is home to more than 40,000 products, a national call centre, and a business team that helps micro, small and medium-sized businesses start, run and grow and Australians to work, learn, create and connect.



Officeworks offers customers a wide range of office supplies, technology, furniture, art supplies, education resources and helpful services like print & copy and on-site and remote tech support through Geeks2U – delivering an experience that is easy and engaging, no matter how customers choose to shop.

Officeworks is focused on the safety, wellbeing and career progression of the more than 9,000 team members it employs. It's also dedicated to operating in a sustainable manner, including building and maintaining meaningful connections with the communities in which it operates, fundraising for its national partners and local community groups, continuing to reduce its impact on the environment and source responsibly.