

APRIL 2025

MAKING
SPACE
FOR
GREATNESS

Goodman

SPACE FOR SEAMLESS OPERATIONS

373 Neilson Street, The Gate Industry Park, Penrose



Artist impression of multi-warehouse site – subject to final design

WATCH VIDEO HERE



THE GATE INDUSTRY PARK



STRATEGIC LOCATION



The Gate Industry Park is located in the warehouse and logistics centre of Penrose.

Strategically positioned between SH1 and SH20 and close to both motorway interchanges, the site is in close proximity to a large consumer catchment and offers excellent access to the

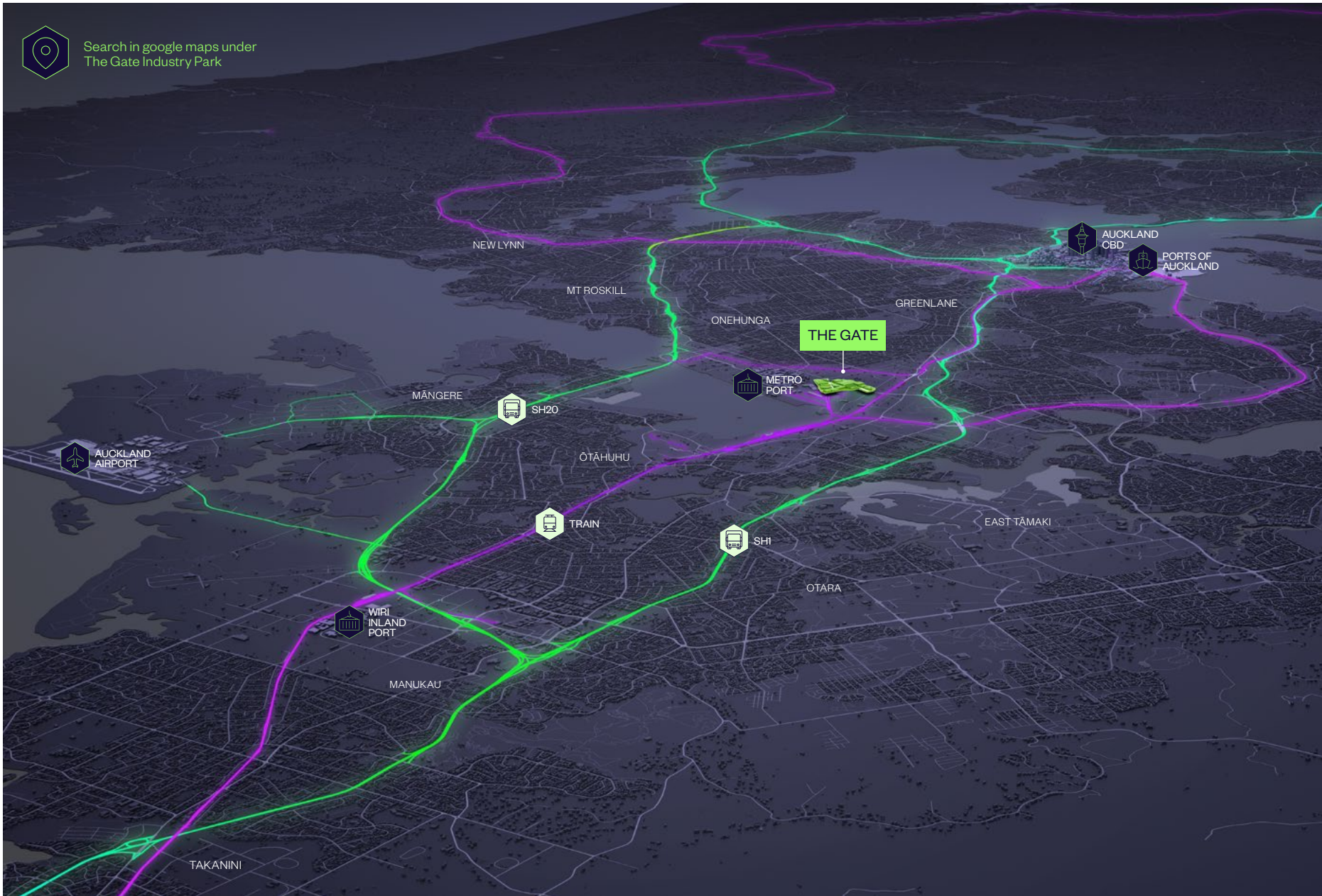
wider Auckland isthmus. MetroPort, Port of Tauranga's rail network, is adjacent to The Gate.

The Park occupies a 21.2 ha site with high profile frontage on Nelson Street and Church Street.

For staff amenity, Onehunga town centre and Sylvia Park Shopping Centre are both nearby.

KEY INFRASTRUCTURE

THE GATE INDUSTRY PARK



1.5 km
SH1

2.5 km
Onewunga train station

4 km
SH20

10 km
CBD

12 km
Airport

DRIVE TIME CATCHMENT*

Neilson Street
from 381 Neilson Street as at 27 March 2025.

10 minute drive

 70,000
POPULATION

 3.4bn
PURCHASING POWER

20 minute drive

 640,000
POPULATION

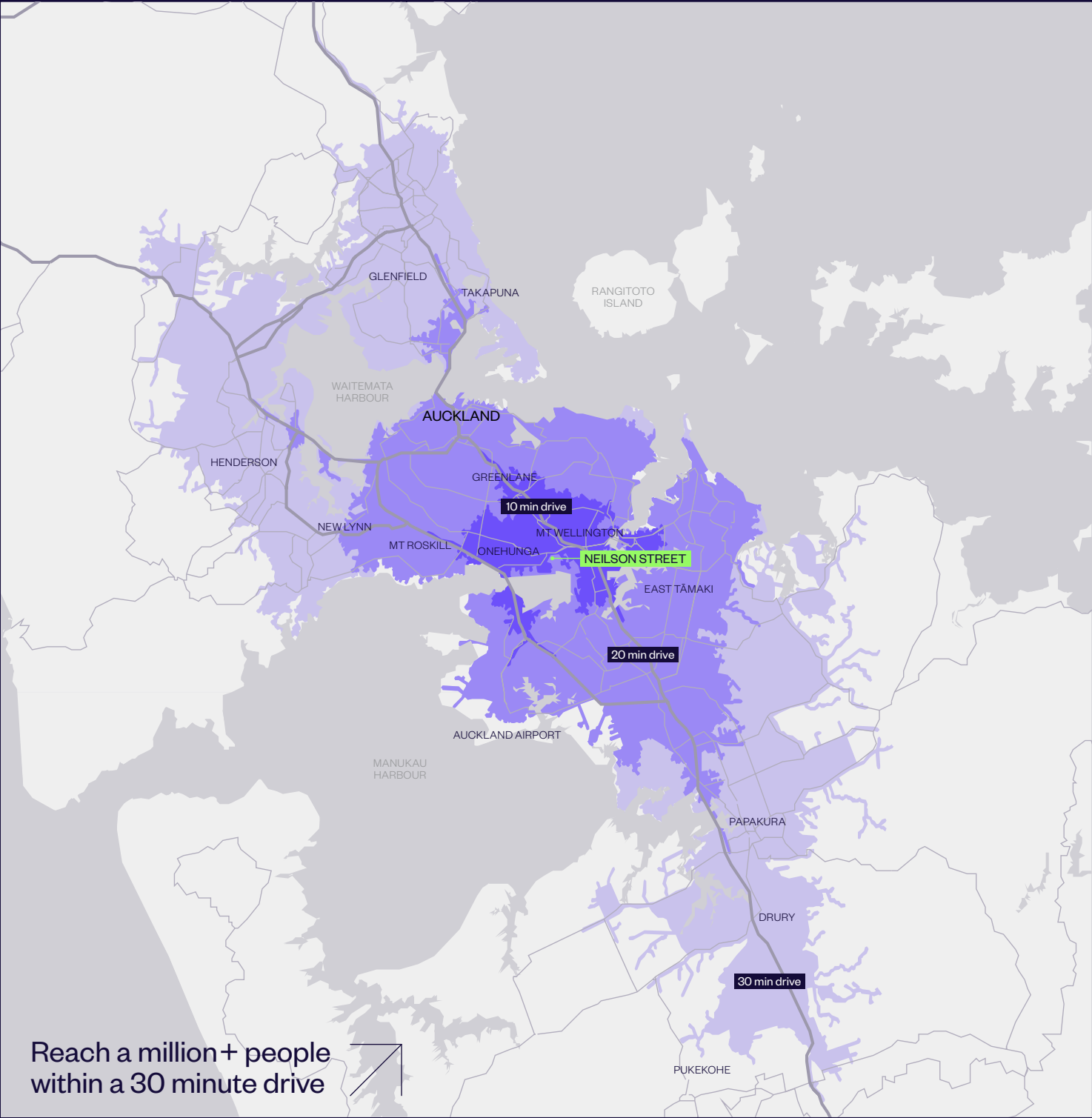
 29.0bn
PURCHASING POWER

30 minute drive

 1.3m
POPULATION

 57.6bn
PURCHASING POWER

*Purchasing Power describes the disposable income (income without taxes and social security contributions, including received transfer payments) of a certain area's population. The figures are in New Zealand Dollars (NZD). Population is rounded to the nearest 10,000. Source: Michael Bauer Research 2021. Drive times are taken at 12pm. Source: Esri. These statistics are provided as an indicative guide and while care has been taken in relation to accuracy, no warranty is given or implied.



INDUSTRY PARK FEATURES

Zoned heavy industrial

Exceptional proximity to roading links, the CBD and residential areas make it an ideal business hub for last mile delivery

Easy for staff with multiple bus options on Church Street and Neilson Street, close to Penrose Train Station and car parks onsite

Surrounded by businesses focused on warehousing and distribution, including Carpet Court, Winstone Wallboards, Yates, and FEL Group

Café onsite



PUBLIC TRANSPORT

THE GATE INDUSTRY PARK



The convenient location is well serviced by bus and train routes and offers easy access to the Northern and Southern motorway.



Buses

- + **670** on 375 Church Street. This takes commuters from New Lynn to Ōtāhuhu via Avondale Stoddard Road and Onehunga
- + **743** on 371 Church Street. This takes commuters from Onehunga to Glen Innes via Sylvia Park And Tripoli Road

Trains

- + Onehunga line services located 1.5 km away. Take bus line **670** to Te Papapa train station.
- + Southern line services located 2.5 km away. Take bus lines **670** and **321** to Penrose train station.



AMENITIES

THE GATE INDUSTRY PARK



The Gate is strategically positioned between SH1 and SH20 at 373 Neilson Street in Penrose.



Town centres nearby

- + **Onehunga town centre**
located 3 km away has an abundance of eateries, bars, gyms, barbershops
- + **Sylvia Park**
A major shopping centre with over 150 specialty stores, offering a wide range of retail, dining, entertainment options and childcare.



Cafés

- + **On site café**
The Cups Café offering a wide range of food and beverages in an industrial hub.
- + **Lilyworld Cafe**
52 Maurice Road, Penrose
- + **McDonalds**
358 Church Street, Penrose
- + **Café Risque**
431 Church Street, Penrose
- + **Dillys Café & Bistro**
301 Church Street

Fitness

- + **Getstrength Gym**
385B Neilson Street, Penrose
- + **Fitmumz One Tree Hill**
3 Beasley Avenue, Onehunga.
- + **Fortitude Fitness**
2a Malvern Road, Onehunga.
- + **Snap Fitness Mt Wellington**
509 Mount Wellington Highway
- + **Elite Thai Kickboxing**
701n Great South Road



Childcare

- + **Kindercare Learning Centre**
140 Aranui Road, Mount Wellington
- + **Lil Champs Childcare**
73 Aranui Road, Mount Wellington
- + **Young & Amazing**
84 Mays Road
- + **Our Kids Early Learning Centre**
208A Church Street, Onehunga



AERIAL OF 373 NEILSON STREET
ARTIST IMPRESSION





Warehouse artist impression of full site layout - subject to final design



Warehouse artist impression of full site layout - subject to final design



Development plans are underway to create a new sustainable facility within this well-placed estate.

This facility is at the design stage. Currently plans are for warehouse with flexible sizing from 4,000–15,119 sqm detailed design and specifications to be confirmed at time of lease.

High profile on Church Street with signage opportunities.

An efficient facility with an operational height of 11.5m, reaching 16.7m at the apex, and capable of accommodating over 37,000 pallet racks.

Excellent natural light, with a high-quality single level 450 sqm office.

Large 1,558 sqm yard with 2,251 sqm canopy.

Targeting 5 Green Star rating*

Design and development program confirmed at time of lease.

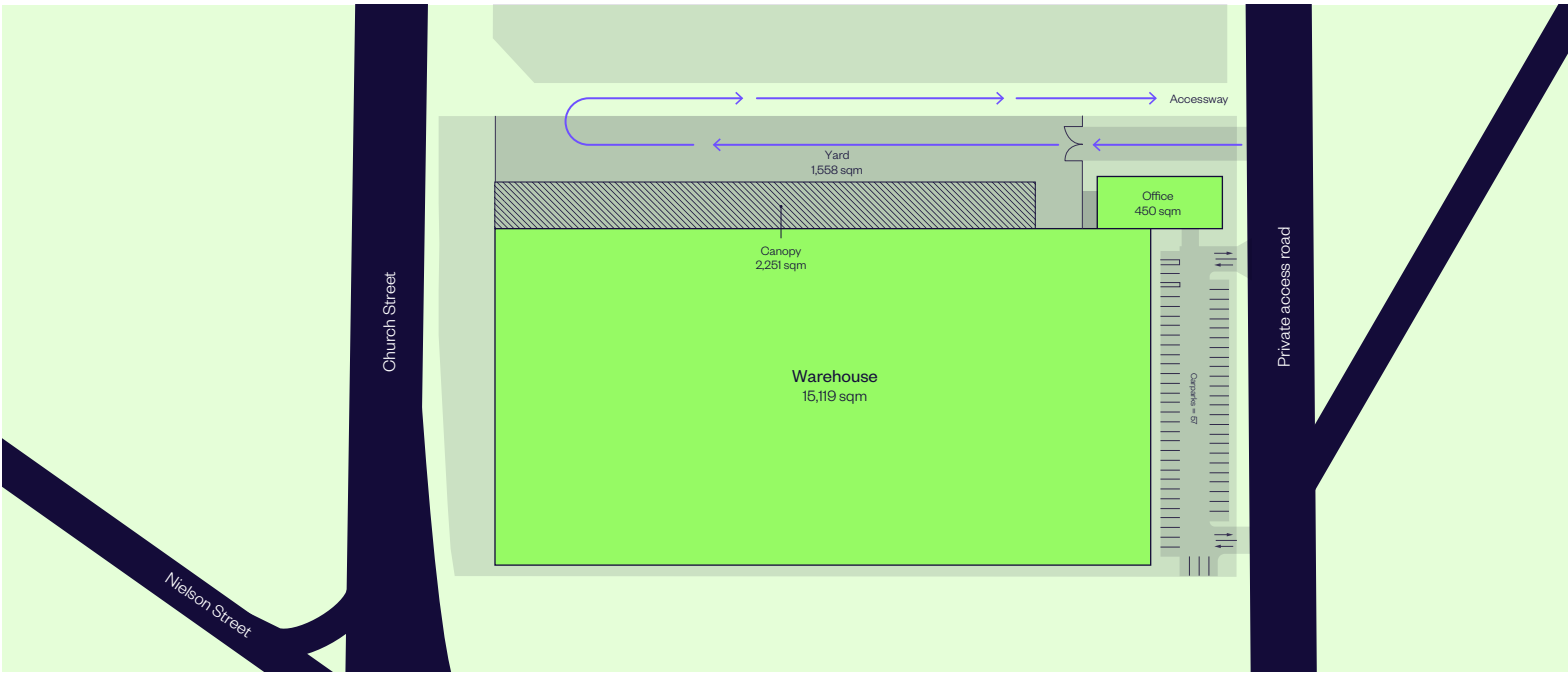
Warehouse artist impression – subject to final design

*For more information visit SustainableGoodman.co.nz.

FULL SITE PLAN

Warehouse	15,119 sqm
Office	450 sqm
Canopy	2,251 sqm
Yard	1,558 sqm
Car parks	57

373 Neilson Street,
Penrose, Auckland

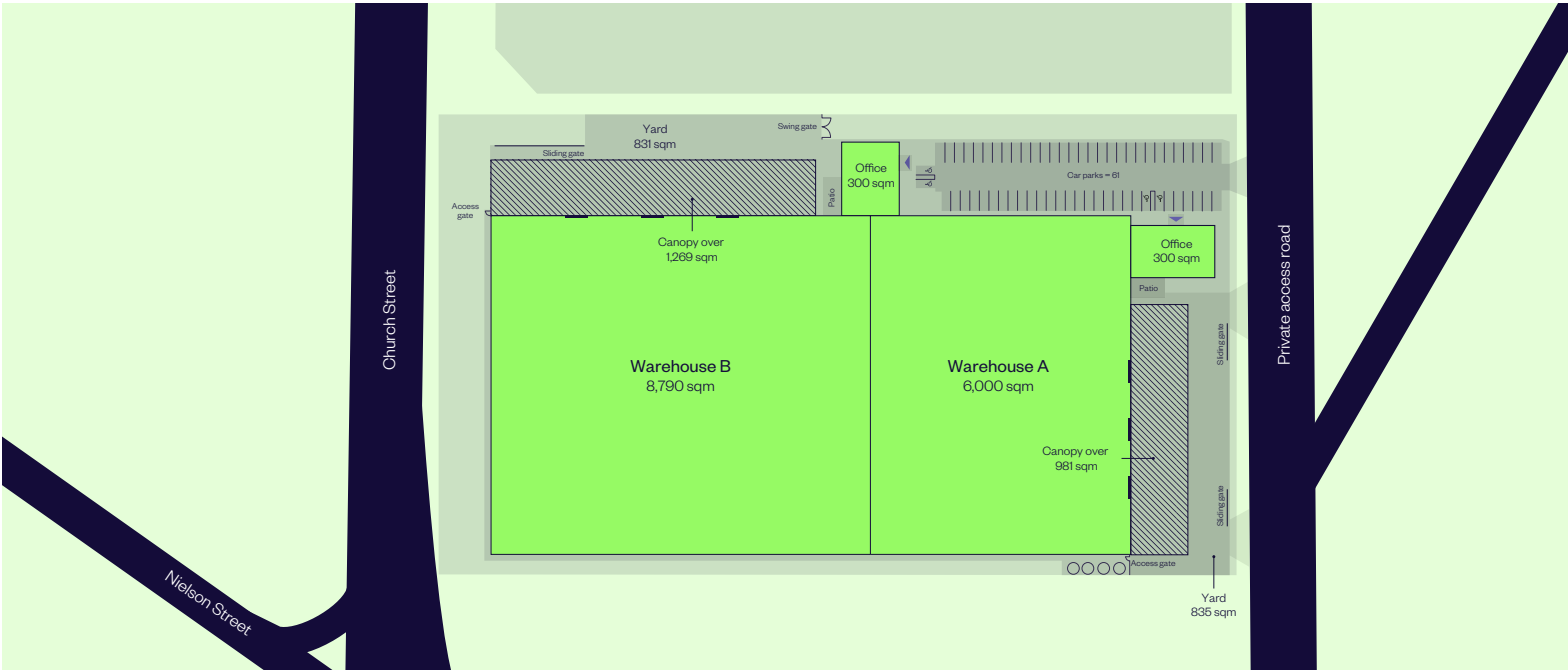


MULTI-WAREHOUSE SITE PLAN

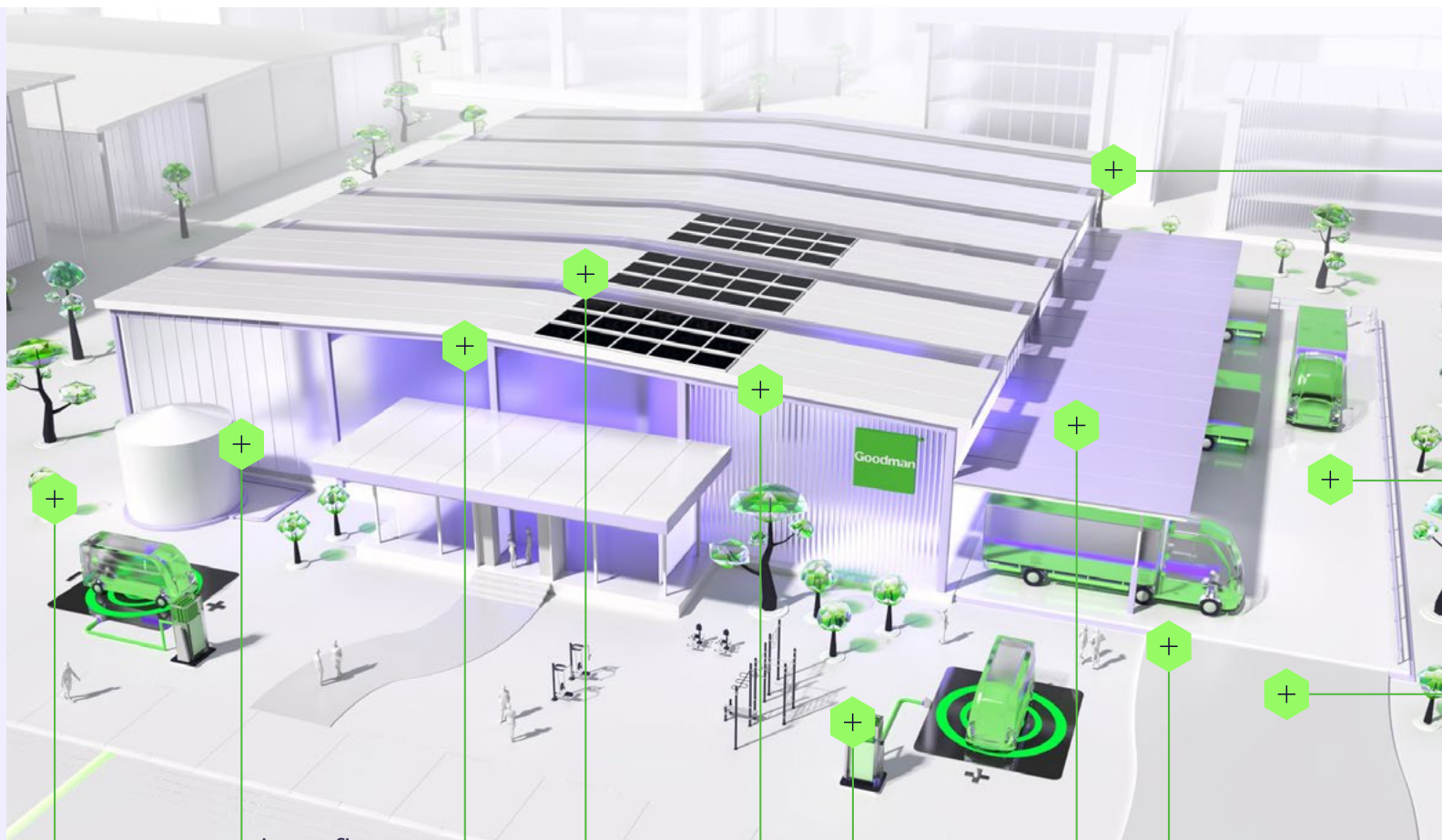
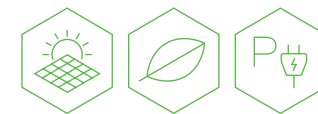
	WAREHOUSE A	WAREHOUSE B
Warehouse	6,000 sqm	8,790 sqm
Office	300 sqm	300 sqm
Canopy over	981 sqm	1,269 sqm
Yard	835 sqm	831 sqm
Car parks	61 total	

Flexibility to change the size and configuration of the multi warehouse. The smallest option possible is 4,000 sqm.

373 Neilson Street,
Penrose, Auckland



SUSTAINABILITY FEATURES



End-of-trip facilities

Lower carbon concrete

Electrical submetering
to measure and monitor
energy use

Extensive
landscaping

Low-flow
fittings and
rainwater
harvesting

Double glazing

Solar
panels

Automated
LED lighting

EV
charging
stations

Low VOC materials
and finishes

Dedicated waste
and recycling area

ENQUIRE NOW

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Ngā mihi

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