

# Location Report

## CITY OF BURNIE North-West Tasmania

Pakana/Palawa Country

July - October 2024





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# CITY OF BURNIE HIGHLIGHTS



Potential REZ  
Zone



Affordable  
Housing



\$125 million  
hospital  
upgrades



Port  
upgrades



Strong rental  
yields and low  
vacancy rates



\$3.5 billion  
Marinus Link  
Interconnector



Major road  
upgrades



CBD  
revitalisation

## CITY OF BURNIE North-west Tasmania

### Pakana/Palawa Country

Burnie is a waterfront region in the far north-west of Tasmania overlooking Bass Strait.

It's an important city in the Cradle Coast Region of Tasmania, an area rich in agriculture, forestry, minerals and tourism resources and has become a hub for cruise ship visitors to Tasmania.

Burnie's prosperity is growing as both the Federal and State Governments focus on the Port of Burnie - Tasmania's largest seaport.

With forestry and mineral exports growing, major upgrades are planned for the Port along with its road and rail links to intermodal hubs and industrial centres across Tasmania.

Several other jobs-generating projects are also in the pipeline, injecting fresh optimism into the Burnie property market.

The CBD is earmarked for revitalisation and just south of Burnie has been earmarked for a renewable energy development zone which will lift the local economy and provide further jobs in the region.

House sales activity has been rising yet it remains cheaper to buy than rent in some suburbs and it is an affordable and popular market for first-home buyers in Tasmania.

Rental yields are solid making it an appealing prospect for investors.

# City of Burnie

## Location, Employment, Population, Home Ownership



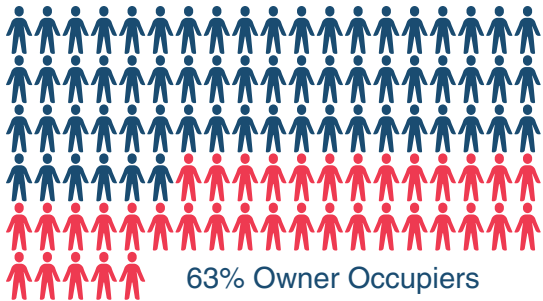
### LOCATION

Distance from:

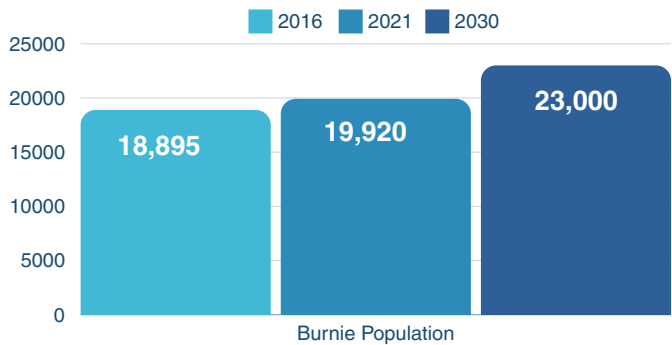
Hobart: 325km

Devonport: 50km

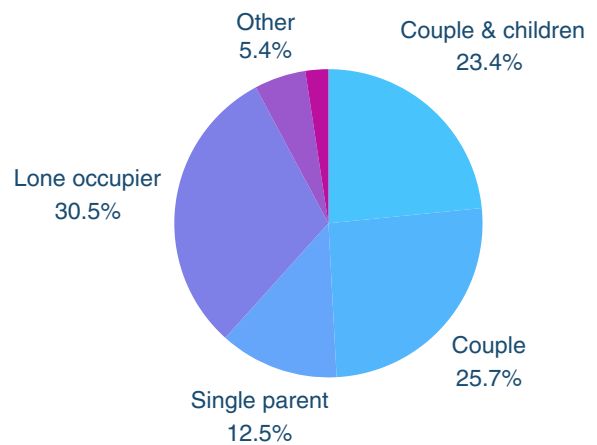
### HOME OWNERSHIP



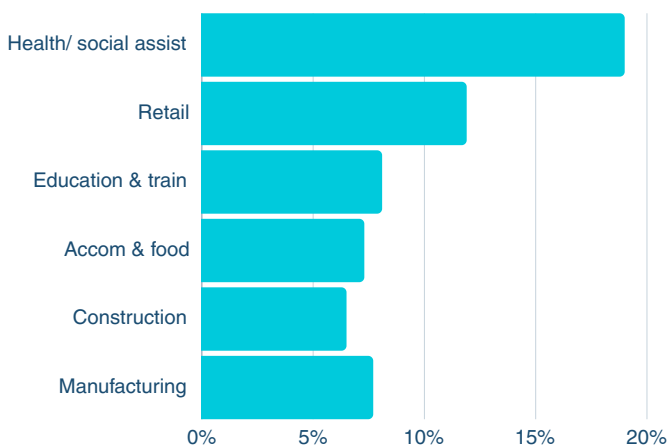
### POPULATION



### HOUSEHOLD COMPOSITION



### EMPLOYMENT BY INDUSTRY



Source: 2016 & 2021 ABS Census, *id.profile*

We acknowledge the Pakana/Palawa peoples as the traditional owners of lands within the City of Burnie

# City of Burnie

## Economy and Amenities

Burnie is an important cargo port on Tasmania's northwest coast and is one of the main cities of the Cradle Coast Region. The Cradle Coast includes nine municipalities, City of Burnie, Central Coast, Circular Head, Devonport City, Kentish, King Island, Latrobe, Waratah-Wynyard and West Coast.

The economy in the City of Burnie is growing with REMPLAN figures showing its nominal Gross Regional Product increased by 90.1% from \$1.091 billion in 2008 to \$2.074 billion in 2023.

According to the PRD Roaring Regions report, the City of Burnie's project pipeline is worth about \$1.6 billion, with a significant portion of commercial development, focusing on renewable energy initiatives.

A total of 1227 businesses were recorded in Burnie in the year ending June 2023. The city has an unemployment rate in the December 2023 quarter of 5.8%, after peaking in March 2021 at 9.1%.

Burnie's key industries are heavy manufacturing, forestry and farming. The Burnie port, along with the forestry industry, provides the main source of revenue for the city.

The port, operated by TasPorts, is a deep-water port and Tasmania's largest general cargo port. Each year, five million tonnes of general freight and 50% of Tasmania's containerised freight transits through Burnie port.

It is also home to the Burnie Chip Export Terminal (BCET) and Strait Link operates a daily freight service to and from Melbourne.

The port underwent a \$12 million upgrade in 2015 and plans are in the pipeline for further development.

### Council Budget FY2025

The Council has allocated funding to a number of projects in FY2025. It says the western section of the coastal pathway will be completed and the redeveloped arts centre will open.

It has allocated \$43.2 million to spend on various activities including:

- \$9.627 million on community facilities
- \$8.728 million on essential services
- \$4.272 million on roads, footpaths and drainage
- Capital works spending of \$29.76 million

### Health and Education Facilities

Burnie is serviced by three hospitals, the North West Private Hospital and two public hospitals, the North West Regional Hospital in Burnie and the Mersey Community Hospital in Latrobe.

The 160-bed, North West Regional Hospital, is the primary healthcare facility for the North Western region of Tasmania.

Burnie is also home to the Cradle Coast campus of the University of Tasmania, and the campus of TasTAFE. The University of Tasmania campus includes the Cuthbertson Research Laboratories run by the Tasmanian Institute of Agricultural Research.

# City of Burnie

## Economy and Amenities

### Tourism

Tasmania has been catapulted onto the global tourism stage over the past seven years with double-digit growth in international visitation. Cradle Coast has been a key part of this success attracting around 40% of the visitors who come to Tasmania and tourism continues to be a key growth area.

Tourists are attracted to the region's breathtaking scenery, gourmet food and the world's cleanest air. Cradle Mountain–Lake St Clair National Park, part of the Tasmanian Wilderness World Heritage Area, is one of Tasmania's most visited natural icons. In FY2023, 186,000 people visited the Cradle Coast.

The cruise ship industry also plays an important role in the City of Burnie's economy. It welcomes about 40 cruise ships a year with more than 107,000 passengers and crew expected to have visited Burnie in the FY2024 season.

Other attractions include the Hellyers Road Distillery, which produces single-malt whisky.

The region hosts regular festivals and community events such as Wynyard's Bloomin' Tulips Festival, Latrobe's Chocolate Winterfest, Forth Valley's Blues Festival, Burnie's Night on the Terrace, and the internationally-renowned Ten Days on the Island - Tasmania's state-wide arts festival.

Burnie Airport is in Wynyard, a 20-minute drive from the City of Burnie. It provides daily flights to and from Melbourne as well as King Island. Around 80,000 passengers pass through the airport each year. TasRail Western Line services Burnie, connecting it to Hobart, Launceston and the mining town of Rosebery.

### Retail and entertainment

The Burnie CBD is the primary retail precinct, though there are other major retailers nearby including Harvey Norman Superstore; Spotlight; Godfreys and SuperCheap Auto.

Other amenities include the multi-function Burnie Arts and Function Centre which hosts live performances, an art gallery, a museum, events and functions. It is undergoing refurbishment.

Burnie Aquatic Centre has an outdoor pool open from October to March and an indoor 25m pool. In November it hosts the Burnie 100 statewide carnival which includes swimmers of all ages from across the state competing.

### Industry and agriculture

The heavy manufacturing industry caters mainly for the mining industry – building mining equipment and trucks as well as undertaking rail maintenance.

Elphinstone Group is a major employer with 2,500 employees across plants in Burnie and Victoria. Cradle Coast has a reputation for growing some of the finest produce in the world including dairy, beef, fruit, vegetables and aquaculture. Gourmet food and wine trails, local harvest and maker's markets are popular with locals and tourists.

Premium rock lobster, farmed Atlantic salmon and ocean trout, Pacific oysters, mussels, abalone and scallops are exported to interstate and overseas markets.

# City of Burnie

## Property Profile

For many years Tasmania was a national leader for house price growth. That has since eased but parts of the market are still performing well.

According to CoreLogic's May 2024 regional market update, house values in the region have increased by 58.5% in the past five years while rents have increased by 41% during the same period.

PRD's 2024 Roaring Regions report identifies Burnie as one of Australia's Top Ten Affordable regional areas. It says there is a vibrant economy in Burnie, signalling a conducive environment for investors. It says only a few residential projects are planned, which is common for regional areas in Tasmania.

"Further, price growth is expected, so now is the time for buyers to act," the report says.

The Winter 2024 edition of the *Price Predictor Index* by Hotspotting says Burnie is one of two locations to stand out in Tasmania, the other is Launceston.

"Sales trends in Burnie are the most emphatic anywhere in Tasmania, including Hobart. Dwelling transactions in the past year have been 23, 36, 32 and 52 – with all four suburbs in our analysis (Burnie, Upper Burnie, Acton and Montello) exhibiting recent improvements in their sales numbers," it says.

House prices are typically in the low \$400,000s, offering good affordability to all types of buyers. Rents are also rising steadily across the Burnie region.

PropTrack analysis says this affordability is attracting first-home buyers to the region. It says as of December 2023 Burnie and Devonport had more buyers using the Home Guarantee Scheme for FHB than any other locations in Tasmania.

## Market performance

The most popular suburb for house buyers in the 12 months to June 2024 was Park Grove with 35 sales, followed by Acton with 31. Sales in the remainder of the main suburbs in the LGA hovered around the mid to high-20 mark.

The strongest price growth was 4% in Upper Burnie with the median house price now \$410,000. Medians remain extremely affordable in Burnie ranging from just \$348,000 in Acton to \$565,000 in Park Grove.

Over the long-term annual average growth in the past decade ranges between 6% in Park Grove and 11% in Shorewell Park.

## Vacancy rates, rents and yields

Vacancy rates are low, ranging from just 0.6% in the 7320 postcode which includes Upper Burnie and Shorewell Park to 1.5% in the 7321 postcode which includes Hampshire.

Median asking rents have increased by 5% in the past 12 months in the 7320 postcode according to SQM figures. Affordable house prices mean yields are solid ranging from 4.2% in Park Grove up to 5.9% in Shorewell Park.

# City of Burnie

## Market Summary

The Burnie house market can be summarised as follows:

Suburb	12 mth Sold	Median House	1-year Growth	10 Year Growth Avg	Median Yield
Acton	31	\$348,000	-1%	8%	5.5%
Park Grove	35	\$565,000	-2%	6%	4.2%
Montello	26	\$400,000	1%	7%	5.5%
Shorewell Park	28	\$363,000	2%	11%	5.9%
Upper Burnie	29	\$410,000	4%	8%	5.1%

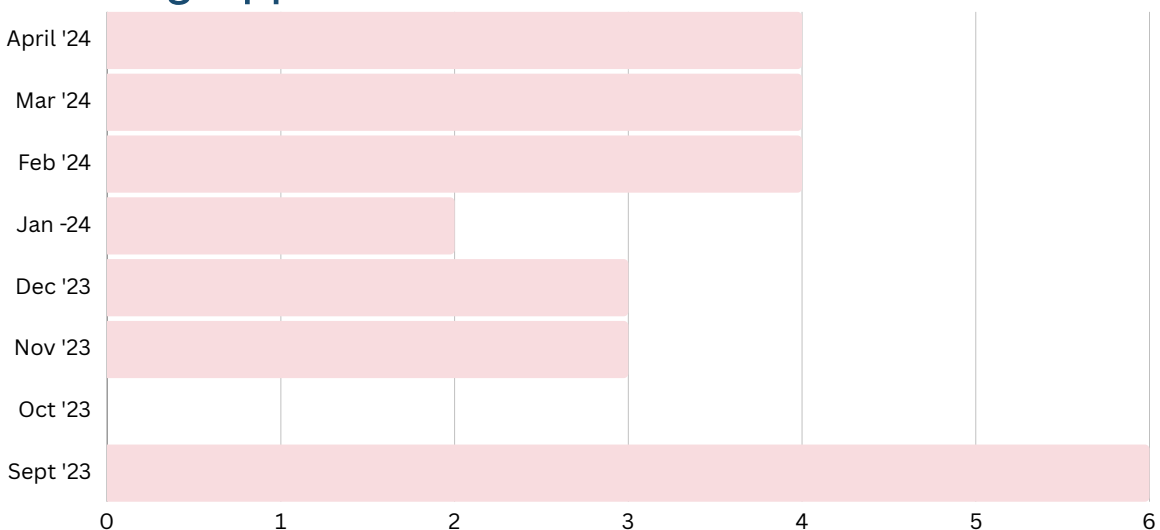
Source: PropTrack

## Rental Statistics

Post code	Suburbs	Vacancy	Median weekly asking rent	12mth change
7320	Acton, Park Grove, Montello, Shorewell Park, Upper Burnie	0.6%	\$410	5%
7321	Tewkesbury, Chasm Creek, Hampshire	1.5%	\$350	-17%

Source: SQM Research

## Building Approvals - Residential



Source: housingdata.gov



# City of Burnie

## Future Prospects

Burnie has the advantage of being a major sea port in the prosperous Cradle Coast Region, the location of large-scale enterprises such as the Elphinstone Group, Lion and vegetable processors such as Premium Fresh, Simplot and McCains.

The local economy is sturdy, driven by a diverse range of industries including advanced manufacturing, agriculture, forestry, mining, retail and tourism as well as the rapidly expanding renewable energy and agri-tourism sectors.

A solid network of road and rail transport systems across Tasmania supports these industries while Burnie is just an hour's flight from Melbourne. The Tasmanian Government, with support from the Federal Government, is serious about investing in infrastructure to encourage future growth with the focus firmly placed on upgrades to the Port of Burnie and the main freight route linking Burnie to Hobart.

### Port Upgrades

As part of TasPorts master plan to enable growth in bulk mineral exports, along with a vision to develop an international container terminal, the Port of Burnie is marked for several upgrades over the next 15 years.

Key industry activities at the Port include:

1. The Port exports large volumes of bulk minerals to both domestic and international markets, with the sector expected to continue to grow.
2. It is also a critical gateway for forestry products from northern Tasmania.
3. As an Island state, Tasmania relies on container trade for both imports and exports for its economy.
4. The growing tourism trade is bringing more cruise ships to Tasmania.

In November 2022, TasPorts celebrated having moved 10 million tonnes of woodchips through the Burnie Chip Export Terminal (BCET) facility since TasPorts acquired it in 2014.

The Burnie Export Gateway initiative is designed to support and grow these activities over the next 30 years and would create 1,000 jobs. It is in the design and planning stage. The initiative will lay the foundation for exponential growth in Tasmanian mineral exports to global markets, enabling capacity for larger vessels to berth and ensuring fit-for-purpose terminal infrastructure.

It will also allow for growth in other commodities such as forestry and container export.

The improvements would allow for larger ships to berth thus providing opportunities to increase cargo sizes and export revenue.

### Initiative Project Scope

- Capital dredging to accommodate larger vessels with increased tonnage capacity
- Port infrastructure development to increase volume of on port cargo operations
- Development of ship loading infrastructure, including mobile crane reclaimer, conveyors, stockpiles on port, undercover storage capability and road optimisation
- Reclamation of land to build a multi-commodity terminal with shiploading capability for minerals (bulk and concentrate), forestry and international containers

The first Port upgrade has been identified as a priority project by Infrastructure Australia. The \$137 million venture will accommodate the berth of larger vessels. Construction is already underway on a \$64 million ship loader at the port, which will see loading rates at the facility double and is expected to be completed mid-2024.

# City of Burnie

## Future Prospects

### Road upgrades

The State and Federal Governments are investing \$200 million on upgrades to the Bass Highway. Work is underway on upgrades between Coee and Marawah, with additional works planned between Delorain and Devonport.

Also underway is a \$55 million package of road improvements across the northern Tasmania region, with a second tranche of upgrades worth \$420 million due to start in 2024. The investment will see upgrades to the East and West Tamar and Bass Highway Corridors.

The Tasmanian Government has plans to improve the freight network between Burnie and various industry sectors across the Apple Isle. The Burnie to Hobart Freight Corridor operates as a parallel road and rail corridor, extending from Burnie to Hobart, via Launceston, and includes key feeder routes to Smithton, Bell Bay, Fingal and Boyer.

The Corridor provides a direct connection to the State's major domestic container ports at Burnie and Devonport, and to the southern region's major intermodal hub at Brighton.

As the core of Tasmania's freight network, the efficiency of the Corridor is monitored closely by both the Federal and Tasmanian Governments and will attract significant funding to accommodate high freight volumes.

The strategy includes replacement of the Bridgewater Bridge(Hobart), improvements to the Bass Highway between Devonport and Deloraine, and Corridor-wide infrastructure and bridge upgrades.

The freight train network between Hobart-Launceston-Devonport-Burnie-Zeehan will also be upgraded at a cost of \$96 million.

Also in the pipeline is an \$18 million Bulk Minerals Rail Freight hub in Hampshire, which will be adjacent to the Melba Line.

The Hampshire Hub would receive material by road, where it could be stored before being transported into the Port of Burnie by rail.

### Marinus Link Interconnector

The \$3.5 billion Marinus interconnector is a proposed 1500MW electricity and telecommunications connection between Victoria and Tasmania, as part of Australia's future electricity grid.

The project involves 255km of undersea cable, 90km of underground cable and supporting transmission network developments in Tasmania's North West.

Its aim is to "provide everyday Australians with more secure and affordable power by unlocking Tasmania's abundant, low-cost wind resources and dispatchable hydro energy storage and generation facilities".

It will have the capacity to transport power for up to 1.5 million homes at any given point in time, ensuring there will always be access to affordable, renewable energy."

The Marinus Link alone will provide a broader economic contribution of up to \$2.9 billion, together with 2,800 jobs. The project could see the emergence of the Cradle Coast as a significant provider of clean energy. An investment decision is expected to be made on the project by late 2024.

# City of Burnie

## Future Prospects

### Renewable energy projects

Burnie is home to a number of Hydroelectric and Wind projects, with more in the pipeline.

The Hellyer Wind Farm is being developed by Ark Energy. Environmental assessments on the project are underway. It proposes up to 48 wind turbines producing 300MW of power.

In December 2023, the private forestry company, Forico, was given the option to be an investor in the \$1 billion efuel plant proposed for 30km south of Burnie.

The proponents of the project, HIF Global, have signed a memorandum of understanding with Forico which will use Forico's Surrey Hills site for the efuel plant and also use the company's supply of biomass and water. The proposed efuel plant will be the first of its kind in Australia.

HIF Global intends to use renewable energy from the local grid to power electrolyzers to produce green hydrogen. CO2 captured from Tasmanian plantation biomass will be combined with hydrogen via synthesis.

It is expected to provide nearly 200 full-time permanent jobs during its anticipated 40-year operating life. It is in the permitting and design phase and hopes to be operational by 2028.

### Renewable Energy Zone

Consultation on Tasmania's proposed first Renewable Energy Zone in the State's North West started in May 2024.

The zone would allow for new renewable generation projects, creating jobs and economic benefits for regional communities.

It is proposed for an area south of Burnie. As part of the creation of the REZ, the Tasmanian Government will work with TasNetworks to progress new transmission infrastructure between Burnie and Hampshire Hills.

### Courts complex

Plans have been revealed for a replacement Burnie Courts Complex with design works set to commence.

The State Government appointed Xsquared Architects in May 2024 to the \$86.5 million project.

The project will improve:

- safety and amenities for court users
- improve disability access
- enable contemporary functioning of the facilities, through the use of design and technology

It is anticipated the design plans will be submitted to the Parliamentary Standing Committee on Public Works by the end of 2024.

# City of Burnie

## Future Prospects

### Hospitals

There is a \$175 million redevelopment proposed for the North West Regional Hospital and the Mersey community hospital is about to get underway.

The North West Regional Hospital will receive a new Medical Inpatient building with a medical ward, critical clinical diagnostics, dialysis and a lung function lab. Additional car parking will also be included.

The Mersey Community Hospital will receive a sub-acute building for medical oncology services and an inpatient unit for geriatric evaluation and management.

North West Private Hospital is also set to expand. The hospital is owned by Healthe Care. It plans to add an additional 28 beds and 41 car parking spaces. A development application has been submitted.

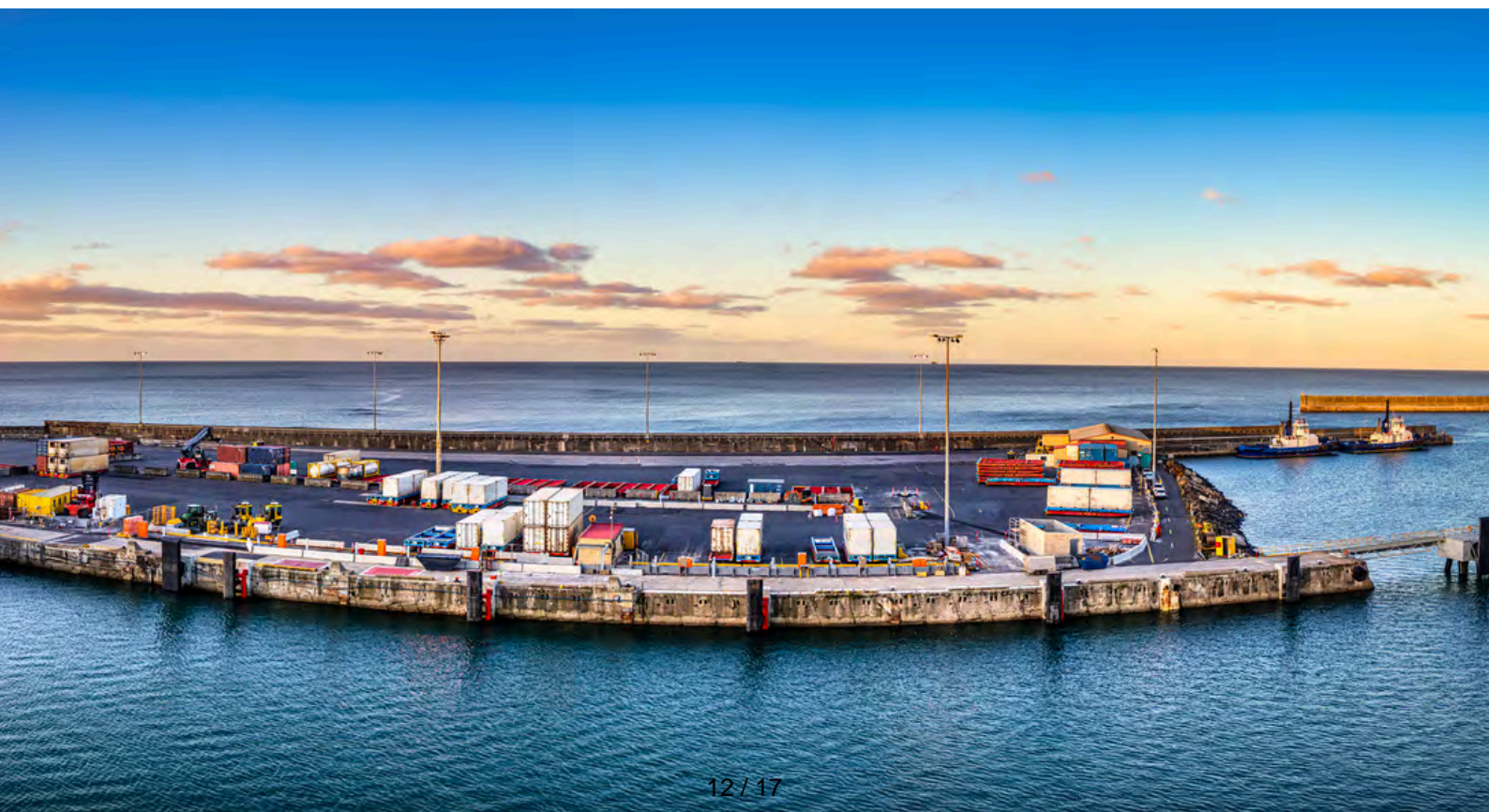
It delivers approximately 1000 babies per year, both for public and private patients, as the region's only birthing service. Other services delivered at the hospital include general medical, surgical, obstetrics and gynaecology, mental health and palliative care.

### CBD revitalisation

The Council has an "ambitious" plan for a CBD revitalisation project. It intends to enhance the streetscape, pedestrian and cycle safety, and waterfront areas.

It would also improve entertainment and retail offerings, parking facilities, community and public spaces and promote inner-city living.

It is seeking about \$30 million in Federal Government funding for the project which it hopes to begin in 2025.



# Recent sales



## 1/204A MOUNT ST, UPPER BURNIE 7320

🏠 2 🚗 1 🚲 1

Sale Price: **\$287,000 (Normal Sale)**  
 Sale Date: **04/04/2024**  
 Original Price: **\$319,000 (Under Offer)**  
 Final Price: **UNDER CONTRACT (Under Offer)**  
 Office Name: **One Agency - BURNIE**  
 Agent Name: **Matt Grice**  
 RPD: **1//57444**  
 Features: **BUILD YR: 1985, BUILD TYPE: BRICK VENEER, RO...**

Property Type: **Unit**  
 Property Area: **294m<sup>2</sup>**  
 Original % Chg: **-10.0%**  
 Final % Chg:  
 Days to Sell: **107**



## 1/43 PARAKA ST, PARKLANDS 7320

🏠 3 🚗 1 🚲 1

Sale Price: **\$372,000 (Normal Sale)**  
 Sale Date: **27/03/2024**  
 Original Price: **Best Offers Over \$370,000 (Under Offer)**  
 Final Price: **Under Contract in 15 Days (Under Offer)**  
 Office Name: **One Agency - BURNIE**  
 Agent Name: **Mel Draper**  
 RPD: **1//56891**  
 Features: **BUILD YR: 1989, BUILD TYPE: BRICK VENEER, RO...**

Property Type: **Unit**  
 Property Area: **238m<sup>2</sup>**  
 Original % Chg:  
 Final % Chg:  
 Days to Sell: **14**



## 15 MILLS RD, PARK GROVE 7320

🏠 4 🚗 2 🚲 4

Sale Price: **\$600,000 (Normal Sale)**  
 Sale Date: **26/03/2024**  
 Original Price: **\$619,000 (Under Offer)**  
 Final Price: **UNDER CONTRACT (Under Offer)**  
 Office Name: **One Agency - BURNIE**  
 Agent Name: **Von Wright**  
 RPD: **51//22828**  
 Features: **BUILD YR: 1993, BUILD TYPE: BRICK VENEER, RO...**

Property Type: **House**  
 Property Area: **1,137m<sup>2</sup>**  
 Original % Chg: **-3.1%**  
 Final % Chg:  
 Days to Sell: **117**



## 513 RIDGLEY HWY, MOOREVILLE 7321

🏠 3 🚗 1 🚲 2

Sale Price: **\$600,000 (Normal Sale)**  
 Sale Date: **22/03/2024**  
 Original Price:  
 Final Price:  
 Office Name:  
 Agent Name:  
 RPD: **2//9872**  
 Features: **BUILD YR: 1970, BUILD TYPE: BRICK VENEER, RO...**

Property Type: **House**  
 Property Area: **1.34ha**  
 Original % Chg:  
 Final % Chg:



## 26 MORSE ST, MONTELLO 7320

🏠 2 🚗 1 🚲 1

Sale Price: **\$400,000 (Normal Sale)**  
 Sale Date: **21/03/2024**  
 Original Price: **\$419,000 (Under Offer)**  
 Final Price: **\$409,000 (Under Offer)**  
 Office Name: **Jenrew Real Estate - BURNIE**  
 Agent Name: **Jenna & Andrew Miles**  
 RPD: **11//247319**  
 Features: **BUILD YR: 1950, BUILD TYPE: MASONRY BRICK VE...**

Property Type: **House**  
 Property Area: **550m<sup>2</sup>**  
 Original % Chg: **-4.5%**  
 Final % Chg: **-2.2%**  
 Days to Sell: **64**



## 206 MOUNT ST, UPPER BURNIE 7320

🏠 3 🚗 1 🚲 1

Sale Price: **\$370,000 (Normal Sale)**  
 Sale Date: **20/03/2024**  
 Original Price: **Best Offers Over \$399,000**  
 Final Price: **Best Offers Over \$380,000**  
 Office Name: **Elders Real Estate - Burnie**  
 Agent Name: **Maddison Duncan**  
 RPD: **6//70865**  
 Features: **BUILD YR: 1935, BUILD TYPE: WEATHERBOARD, R...**

Property Type: **House**  
 Property Area: **689m<sup>2</sup>**  
 Original % Chg: **-7.3%**  
 Final % Chg: **-2.6%**  
 Days to Sell: **21**

# Major Projects

Major projects currently impacting the region are:-

## INFRASTRUCTURE – TRANSPORT

Project	Value	Status	Impact
Tasmanian Northern Roads Package Stage 1 (Federal Government)	\$55 million	Under construction Completion 2025	Upgrades to Birralee Road, Frankford Road and Batman Hwy
Tasmanian Northern Roads Package Stage 2 (Federal Government)	\$420 million	To start 2024 and completed 2031	Will deliver upgrades on the East and West Tamar and Bass Highway Corridors
Bass Highway upgrade: Coonee to Wynyard (Federal Government)	\$50 million	Under construction Completion expected 2024	Improve safety, reduce congestion and support freight traffic
Bass Highway upgrade: Deloraine to Devonport (Federal Government)	\$50 million	Completion due in 2025	Improve safety, reduce congestion and support freight traffic
Bass Highway upgrade: Wynyard to Marawah (State Government)	\$100 million	Under construction Completion expected 2024	Improve safety, reduce congestion and support freight traffic
Tasmanian Freight Rail Revitalisation - Tranche 3 (Federal Government)	\$96 million	Under construction Completion expected 2024	Train lines between Hobart-Launceston- Devonport-Burnie-Zeehan to be upgraded
Melba Line Bulk Minerals Rail Hub, Hampshire (Federal Government)	\$14.4 million	To start in 2024 and completed by late 2025	Will improve freight rail services

## GOVERNMENT / COUNCIL INFRASTRUCTURE

Project	Value	Status	Impact
Burnie Courts Complex (State Government)	\$86.5 million	Design phase	Redeveloped court building for Burnie CBD
Burnie CBD Revitalisation	\$30 million	Proposed. Seeking funding	Enhanced CBD streetscape, pedestrian and cycle safety, and waterfront areas

## INFRASTRUCTURE - TOURISM

Project	Value	Status	Impact
Don River Railway expansion	\$28 million	Proposed	The existing tourist railway and museum would be expanded

# Major Projects

Major projects currently impacting the region are:-

## INFRASTRUCTURE – HEALTH AND MEDICAL FACILITIES

Project	Value	Status	Impact
North West Regional Hospital upgrade	\$175 million (includes Mersey upgrade)	Proposed	New Medical Inpatient building with medical ward, critical clinical diagnostics, dialysis and a lung function lab. Carparking
Mersey Hospital expansion	See above	Proposed	New sub-acute building for medical oncology services and inpatient unit for geriatric evaluation and management
North West Private Hospital expansion (Health Care)	TBA	DA submitted	An additional 28 beds and 41 car parking spaces.

## INFRASTRUCTURE – ENERGY AND RESOURCES

Project	Value	Status	Impact
Marinus Link Interconnector and North West Tasmania transmission projects (TasNetworks)	\$3.5 billion	Final investment decision expected late 2024	A 1500MW electricity connection between Tasmania and Victoria
Hellyer Wind Farm (Ark Energy)	TBA	Assessments underway	Up to 48 wind turbines with 300MW output

## COMMERCIAL DEVELOPMENTS

Project	Value	Status	Impact
New hardwood mill plant, Burnie (Hermal Group)	\$190 million	Proposed	Hardwood sawmill and hardwood cross-laminated timber complex
New ship loader, Burnie Port	\$64 million	Completion mid 2024	The old loader is being replaced, doubling loading rates
Burnie Export Gateway Initiative, Port of Burnie (TasPorts)	\$137 million	Planning and design phase	Larger ships will be able to berth at the port, therefore increasing trade
Mussen Distillery, 1-3 Reeves St, South Burnie (Steve Kons)	TBA	Proposed September 2023	Contract brewing and distilling facility
Burnie Art and Function Centre refurbishment	\$18 million	Under construction	Existing art gallery, museum and function centre would be combined to create a new cultural hub
Bitcoin 'mine' Tasmanian Data Infrastructure	TBA	Proposed	The old Que River mine site would be redeveloped to house thousands of computers

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Tony Seller 0408 636 459 | Danny Buxton 0433 291 777  
[invest@triplezeroproperty.com.au](mailto:invest@triplezeroproperty.com.au)

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