



# WESTMEAD TOWN CENTRE

DARCY AND HAWKSURRY ROADS, WESTMEAD  
PARRAMATTA WARD



## THE PLACE

The Westmead Town Centre stretches along Hawkesbury and Darcy Roads. The centre is part of the largest health and biotechnology precinct in NSW. It is also a regionally significant education precinct with the University of Western Sydney Westmead campus located in the centre. The centre is well serviced by Westmead Railway Station, bus interchange and Tway. There are medium rise apartments surrounding the centre. A number of planning proposals and applications are forthcoming, including the UWS site.



## CENTRES HIERACHY

Specialised Centre

Town Centre

Urban Village

Neighbourhood Centre

Local Centre

## ACCESSIBILITY

Westmead Train Station services the Western and Cumberland lines.  
711 Bus Routes - Blacktown to Parramatta via Wentworthville (Regular Service)  
818 bus Route - Westmead to Merrylands

## BUSINESS ACTIVITIES

11 shops: 1 vacancies  
Vacancy percentage: 9%

- doctor
- takeaway
- real estate
- restaurant
- bank
- supermarket
- dry cleaner
- supermarket
- bakery
- bottle shop



## CLEANSING SURVEY

Cleanliness rating of centre and assets



2015 - Good



2017 - Good

## RECENT CAPITAL INVESTMENT

2014-2016 Westmead Strategic Planning and public Domain Works (including Park Avenue footpath, sensory garden, Queens Rd cycle path and Park Avenue parking) - \$900,000.

## DEMOGRAPHICS

- Between 2011 and 2016 Westmead experienced a 17% increase in population; from 8,145 to 9,555.
- In 2011, the largest age group (38%) was young workforce (25-34 year olds).



## ZONING

- A Plan for Growing Sydney identifies Westmead as a Specialised Centre Health and Education Precinct which has the capacity for substantial growth.
- B4 Mixed use, R4 High Density Residential, SP2 Infrastructure; there is development potential surrounding the centre.



## PUBLIC DOMAIN ASSET CONDITION

86% of assets surveyed were rated as good, 11% were rated as average and 4% as poor.

## WHAT WE CARE ABOUT

Your community ranked these as their top three attributes contributing to positive local place experience:

RANK	ATTRIBUTE	% OF PEOPLE <sup>1</sup>
#1	Cleanliness of public space	80% OVER 60%
#2	Elements of the natural environment (views, vegetation, topography, water etc.)	66% UNDER 60%
#3	Sense of safety (for all ages, genders, day/night etc.)	56%



## COMMUNITY FACILITIES

- University of Western Sydney - Westmead Campus
- Westmead Hospital (Private and Public)
- Children's Medical Research
- Mother Teresa Primary School
- Marist Brothers High School
- Catherine Macauley High School
- Parramatta Park Trust

