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MEDIA RELEASE

Leyton Property unveils major transformation plans for Two Wells Town Centre

A landmark site north of Adelaide is set to be transformed into a vibrant community village with Leyton Property and Adelaide Plains Council partnering to deliver a major retail town centre in the heart of Two Wells, integrated with the existing historic main street.

Following a hotly contested national expression of interest campaign — led by Alinea Group and Leedwell Property on behalf of Adelaide Plains Council — Leyton Property has been formally selected as the developer, with formal documentation executed this month.

The town centre will be developed on a substantial 8-hectare landholding fronting Port Wakefield Highway. The land parcel was strategically acquired by Adelaide Plains Council to catalyse renewal of the historic town centre and service the significant residential expansion in the catchment as one of the state's fastest growth areas.

The project will feature a blend of retail, healthcare, commercial and community amenities along with beautifully landscaped and high quality open spaces.

Principal for Alinea Group, Ben Koop, said the innovative response from Leyton Property and alignment with council's vision was a real standout in the competitive process.

"Leyton Property is bringing national best practice in town centre development to South Australia, creating a pedestrian-centric experience in contrast to typical car-dominant centres," Mr Koop said.

"This also comes with the added benefit of the project being one of the state's most environmentally sustainable town centres."

Leyton Property Managing Director, Hamish Brown, said the Two Wells Town Centre will elevate the regional role of Town Wells, attracting people from right across the region.

"At the heart of our vision for Two Wells is our desire to deliver a vibrant and exciting place that local residents and the broader Adelaide Plains community can be proud of," Mr Brown said.

"The Two Wells Town Centre will include a full-line supermarket, healthcare, hospitality, convenience and large format retail and a range of community-focused service and amenity offerings as well as incorporate improved pedestrian connectivity throughout the town centre.

TWO— —WELLS TOWN CENTRE

Leyton
Property



"A key element of this pedestrian-centric experience includes a vibrant town square as part of a new dining and entertainment precinct, integrating the new town centre with the historic main street to stimulate further renewal.

"This will create a highly desirable destination for the community to gather, entertain and connect," Mr Brown said.

Adelaide Plains Mayor, Mark Wasley, said this is not just another shopping centre but much more — it's an exciting and vibrant place for locals and visitors to experience and enjoy.

"Incorporated into this development will be some of the latest innovations in renewable energy, water recycling and minimising the carbon footprint," Mayor Wasley said.

Adelaide Plains CEO, James Miller, said this is a truly unique opportunity for the wider Adelaide Plains region that will deliver an exceptional master-planned precinct for the local community.

"Adelaide Plains Council is driving a number of critically important projects across the region to support the unprecedented growth we're experiencing," Mr Miller said.

"The Two Wells Town Centre plays an integral part in our overall strategy and will deliver an outcome that not only meets the needs of our rapidly expanding community but also fosters a thriving environment for everyone to enjoy.

"We are delighted to be working with Leyton Property who shared council's vision for creating one of SA's most exciting town centre developments.

"Our development positions the Adelaide Plains region for further substantial economic growth and will pave the way for an enhanced quality of life for many years to come," Mr Miller said.

Construction is due to start in 2025 with completion expected in stages from 2026 onwards.

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