

# Dexus

## Media Release



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### Glass House Mountains set to become the Sunshine Coast's newest fuel and convenience hub

Dexus Convenience Retail REIT (ASX: DXC), in partnership with Queensland-based Deluca Corporation, has broken ground on the first stage of the Sunshine Coast's newest convenience retail hub. The \$24 million transformation of Glass House Mountains (Northbound) will redefine the fuel and convenience retail experience on the Sunshine Coast.

With over 160,000 commuters passing the site every day, the redeveloped Glass House Mountains service station will enhance the travel experience for commuters, offering greater choice and convenience. Services include a new Shell service station, On The Run (OTR) convenience retail offering, expanded EV facilities and some of Queensland's favourite quick service restaurants including Hungry Jack's, McDonald's and Guzman y Gomez.

Jason Weate, Fund Manager of Dexus Convenience Retail REIT said: "Glass House Mountains will deliver a modern, full-service travel hub, enhancing convenience and connectivity for all who travel this key corridor – whether for work, leisure or long-haul transport."

"The Glass House Mountains project presents an opportunity to significantly enhance overall portfolio quality while delivering strong returns for Securityholders. The project is fully pre-leased on an average 18-year lease term, providing an attractive income mix with 43% contribution from quick service restaurants."

The premium facility will also include a range of sustainability initiatives such as EV charging stations, rooftop solar, rainwater harvesting and grey water reuse.

Nic De Luca, Managing Director of Deluca Corporation said: "We are committed to creating a state-of-the-art convenience retail hub that aligns with the future of sustainable energy and consumer needs."

Strategically positioned on the Bruce Highway, the Glass House Mountains (Northbound) redevelopment will serve daily commuters, weekend travellers, interstate drivers and the local community. Commuters between Brisbane and the Sunshine Coast will benefit from a convenient stop for fuel, food and essential services, while holidaymakers and long-haul drivers will enjoy expanded EV facilities, refuelling options and quick-service dining. Residents will also gain access to new retail and dining choices.

The Northbound site is expected to be completed by December 2025. The Southbound site remains operational throughout the redevelopment period.

**EDITORS:** Renders of the site and interviews from the event can be downloaded [here](#).

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#### About Dexus

Dexus (ASX: DXS) is a leading Australasian fully integrated real asset group, managing a high-quality Australasian real estate and infrastructure portfolio valued at \$53.4 billion. The Dexus platform includes the Dexus investment portfolio and the funds management business. We directly and indirectly own \$14.5 billion of office, industrial, retail, healthcare, infrastructure and alternatives. We manage a further \$38.9 billion of investments in our funds management business which provides third party capital with exposure to quality sector specific and diversified real asset products. The funds within this business have a strong track record of delivering performance and benefit from Dexus's capabilities. The platform's \$15.6 billion real estate development pipeline provides the opportunity to grow both portfolios and enhance future returns. We believe that the strength and quality of our relationships will always be central to our success and are deeply connected to our purpose Unlock potential, create tomorrow. Our sustainability approach is focused on the priority areas where we believe we can make significant impact: Customer Prosperity, Climate Action and Enhancing Communities. Dexus is supported by more than 38,000 investors from 24 countries. With four decades of expertise in real estate and infrastructure investment, funds management, asset management

and development, we have a proven track record in capital and risk management and delivering returns for investors.  
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