

18 November 2008 - FOR IMMEDIATE RELEASE

MEDIA RELEASE: New developments reward Capital Corporation with multiple awards

Locally based commercial property development and investment organisation **Capital Corporation** is honoured to have been presented with two awards at the Hills Building and Design Awards 2008 for office developments located in Norwest Business Park.

Ideally suited for medium to large businesses, **2 Burbank Place**, Baulkham Hills was awarded the **Environmental Management - Energy Efficiency** award.

Every feature of Burbank Corporate Centre contributes to its 4.5 star NABERS Energy rated design. Starting with the user friendly Building Management System which enables occupants to save energy where possible (through lighting and air conditioning), whilst keeping the building working efficiently.

The external glazing on the windows and the sun-shading devices located on the east-west and north facades of the building help to reduce the internal heat load. The external glazing substantially lowers outlays saving 38% of energy costs of a standard building. This is a direct saving to Capital Corporation's clients.

In addition stormwater drainage from the roof area is stored in 70,000 litre tanks, which is reused for irrigation of the landscaped roof top garden and ground level surrounds.

Clearly the opportunity to demonstrate a commitment to social responsibility appeals to current occupants of 2 Burbank Place Brown Consulting, MeadWestvaco, Huxley Homes, Performis, Department of Heritage and Building Services and Watty Limited.

"It is a privilege to have 2 Burbank Place lead the way in sustainable office building development in the Sydney Hills region. Whilst a primary focus of the design process was to ensure that we had an environmentally sustainable development it was equally important to ensure that this building could aid its occupants to achieve real savings to their bottom line." says Capital Corporation Director, Steve Grant.

Nexus Norwest, 4 Columbia Court, Norwest Business Park, Baulkham Hills was announced the winner of the **Commercial/Industrial/Public Developments** award. Designed for small to medium sized businesses Nexus Norwest enables occupants to quickly set up their own, highly secure network complete with telecommunications infrastructure and other IP-based services.

Delivered via a 'plug and play' set up in collaboration with Office Squared, Servcorp and Cisco Connected Real Estate, the system provides occupants with the choice to outsource the entire provisioning of a managed data network or choose a solution designed specifically to meet their business needs.

The building is serviced by a welcoming 'hotel like' concierge, responsible for managing the shared assets such as meeting rooms and complimentary business lounge. Occupants at Nexus Norwest have the added advantage of being able to use the assets located within the building reducing the need to fit out their own office accommodation with often costly, space-consuming meeting rooms.

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The building also contains a café and fitness centre ideally located to benefit staff and visitors. Ample parking for occupants is located in the two basement levels with an impressive ratio of 1 car space allocated for every 25m² of space occupied and bike racks are provided for those looking to cycle to and from work.

“We see Nexus Norwest as the future in strata offices. It encompasses everything that small to medium sized businesses need to operate in today’s highly competitive environment.

Smart businesses are continually looking for ways in which they can substantially reduce their operating costs without compromising on quality and delivery of outputs particularly in the current economic environment and developments like Nexus Norwest allow them to do this.

As a result of the success of Nexus Norwest we have further strata office developments in the pipeline including the much anticipated Atlas Norwest which will be ideally suited to business looking to downsize and increase savings”. Steve Grant said.

Capital Corporation is looking forward to continued growth and success in the Hills District with over 40,000sqm of office accommodation DA approved and other developments currently at design stage in the pipeline.

Three developments are planned to commence during the next 12 months including the first redevelopment of a site within the business park – the former CSR site to be known as **Eden Norwest**, **Eclipse Norwest** on Lexington Drive and the prominently located **Atlas Norwest** on the corner of Windsor Road and Norwest Boulevard destined to become a local landmark at the entrance to the business park.

Additionally, Capital Corporation is investigating a joint venture opportunity which will increase available space in Norwest Business Park by an additional 20,000sqm to consist of office accommodation, restaurants and a function centre and hopes to make an announcement within the coming months.

Mr Grant said, *“I believe our success at the awards is attributable to a number of factors including the expertise of our management, staff and the many businesses who partnered with us whom I thank as without their efforts we wouldn’t have been able to deliver these quality developments.”*

Capital Corporation is able to cater to a vast array of businesses with accommodation currently available for sale and/or lease ranging from 97sqm to 9,500sqm. In addition there are investment opportunities available for astute investors.

- Ends -

- Attachments Included -

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