

MEDIA RELEASE

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BECKWITH PARK SECURES LONG TERM FOSTER'S LEASE AT NURIOOTPA

In a further sign of commitment to the Barossa Valley, Foster's Group has signed long-term leases to maintain its logistics and packaging facilities at Nuriootpa's Beckwith Park complex.

Foster's has agreed to lease a total of 31,600 square metres of buildings and 1.5 million litres of bulk wine storage. The areas leased include the cellar door complex, Beckwith Park logistics centre, office and laboratory space, a portion of the main packaging hall and the temperature controlled long term maturation cellar.

Foster's will continue to own and operate their adjacent Penfold's red wine production facility.

Beckwith Park Chief Executive Officer, Jeremy Blanks, confirmed the significance of finalising the long-term leases with one of the Park's main tenants in what is one of the largest lease transactions committed to in the South Australian market this year.

"Securing a long-term anchor tenant of Foster's size and influence will give other wine, beverage, food and logistics operators confidence to establish a presence at Beckwith Park," Jeremy said.

"Ultimately this is excellent news for the Barossa region," Jeremy said. "We are committed to making Beckwith Park one of Australia's most exciting and diverse industry centres and Foster's on-going commitment at Beckwith Park is a positive statement about their future in the Barossa."

Jeremy said Beckwith Park is now the home to a growing list of the Australian wine industry's businesses including Foster's, Tarac, McColl's Transport, Enartis and The Wine Clinic.

The re-signing of the Park's main tenant also allows Beckwith Park management to begin rolling out a series of new refurbishment and re-development plans.

"We still have a number of warehouse, office and bulk wine storage facilities available for lease and are planning to begin working on other areas of the park to provide new facilities for a range of potential tenants," Jeremy said.

Foster's Director Wine Production Australia and New Zealand, Stuart McNab said the company was happy to be able to stay at the site for the foreseeable future.

"Our long term commitment to Beckwith Park is due to the first class facilities that the site offers. The logistics and packaging areas are a perfect complement to our ongoing winery operations next door at Penfold's and at Wolf Blass Bilyara Winery on the Sturt Highway." Mr McNab said.

The new Foster's lease will commence in July 2010 when the current lease expires.

ABOUT BECKWITH PARK

Beckwith Park is an innovative new industrial and business park, in the Barossa Valley, South Australia owned by Tarac Properties (A wholly owned subsidiary of Tarac Australia Ltd). Located on the historic former Penfold's white winery site it offers substantial opportunities for food, beverage, manufacturing, logistics and transport companies looking to re-locate in this rapidly growing regional centre.

Beckwith Park is named after Australia's famous wine scientist, Dr Ray Beckwith, who at 98 years of age still lives nearby in Nuriootpa

The flexible 70,000 square metre site (which includes dry goods storage, climate controlled warehousing and underground cellaring) has advanced, EPA-approved waste water management and water recycling facilities. There are also plans to investigate water harvesting from the extensive roof space and solar electricity generation to reduce the site's carbon footprint.

Gross building area – 70,000 sq. metres

Offices – 1,500 sq. metres

Warehousing and dry goods – 32,000 sq. metres

Controlled climate warehouse – 25,000 sq. metres

Underground cellaring – 5,000 sq. metres

Building areas range from 400 sq. metres to 10,500 sq. metres

Rapid transit highway connection to Adelaide opens in 2010 (approximately 60 minutes to port)

EPA approved water recycling and effluent disposal

Extensive three phase power

Natural gas

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