City of Kwinana

Introducing Kwinana

Industrial strength.
Coastal lifestyle.
Future-ready growth.





A welcoming, multicultural city where world-class industry meets coastline, bushland and community life.

Kwinana sits at the centre of Western Australia's premier industrial corridor and offers the rare combination of career opportunity, housing choice, and everyday recreation — all within metropolitan Perth.

Why Kwinana?

Kwinana offers a rare combination: strategic industrial location, a growing workforce, available land, and a lifestyle that supports attraction and retention.

Kwinana brings that balance to life — an industrial powerhouse, future home of Westport, and a growing community investing in housing, recreation and major infrastructure.

A place to work smart, live well, and play often.

Work

Industrial & Commercial Opportunity

Unlocking a major new industrial precinct in Western Australia.

The Kwinana Industrial Area (KIA) has been operating for over 60 years and continues to make a major contribution to Western Australia.

KIA at a glance:

Kwinana is one of Western Australia's most strategically important growth areas — balancing industrial capability, environment and nature, and long-term investment opportunity.

Kwinana is ready to deliver a significant expansion of industrial and commercial land within the Western Trade Coast.

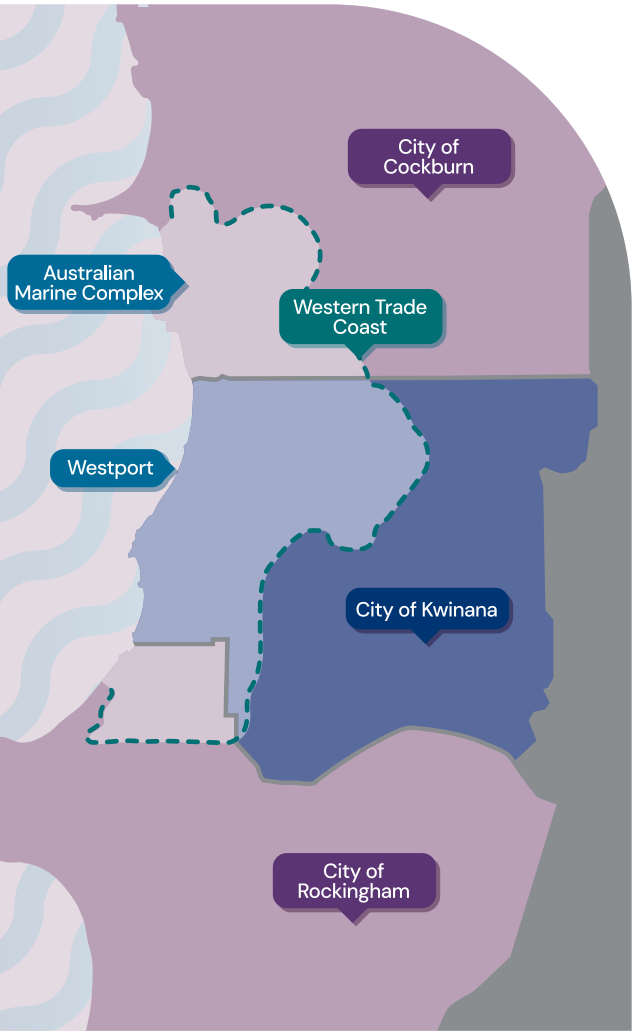
IP47 (Mandogalup):

- 156 hectares industrial land (General + Light Industry)
- 10 hectares service commercial land
- 25,000m²+ commercial floor space potential
- 1,000 residential lots

Strategically located alongside the Kwinana Industrial Area, Australian Marine Complex and future Westport.

Scale of Opportunity

- 3,500–3,900 jobs
- $500M–$700M annual economic output
- $300M–$780M+ private investment



Live

A young, growing and connected community

Kwinana is growing strongly — with its forecast population to rise to 85,158 by 2036. Currently home to 57,422 people with a median age of 33 — a young, active community.

Kwinana offers a diverse housing mix, ranging from affordable homes and medium-density developments through to larger residential blocks, supporting a broad cross-section of households and life stages.

Residents benefit from strong public transport connectivity, with two train stations—Kwinana and Wellard—located close to residential areas and providing convenient rail access to the Perth CBD within 30 minutes.

Kwinana is strategically connected to major road and freight routes, supporting both commuter access and industrial activity, while the City continues to invest in integrated transport planning that encourages walking, cycling and public transport use. This integrated land use and transport approach underpins Kwinana as a highly accessible and well connected city.

Play

Coastline, trails, sport and standout leisure – all within minutes

Kwinana's lifestyle is hard to match — with wetlands, bushland, coastline and major recreation close to where people live and work.

Signature experiences:

- Kwinana Loop Trail — a 21km circuit for all leisure seekers on wheel or foot, with standout lookouts like Chalk Hill and near 360-degree panoramic views across Cockburn Sound and the industrial strip
- Kwinana Recquatic Centre — a major community facility open seven days, delivering aquatic and recreation experiences for families, fitness and wellbeing about to undergo redevelopment.
- Perth Motorplex (Kwinana Beach) — WA's premier motorsport venue for drag racing, speedway and major events.
- Kwinana Golf Course – a premier course with future redevelopment planned.
- Koorliny Arts Centre - a vibrant cultural hub delivering theatre, performances and community arts programs



Heritage & Culture

Kwinana is on Nyoongar Country. The Loop Trail includes cultural heritage information and encourages reflection on both ancient and contemporary Aboriginal history. Kwinana's identity is shaped by its Nyoongar heritage, industrial history and diverse community — creating a strong sense of place and connection.



Community Snapshot

Kwinana is a truly multicultural city — 39.6% of residents were born overseas (Census2021).

A diverse community with strong representation from the UK, Philippines, New Zealand, India and South Africa.

24.5%
of households speak a language other than English.

Languages at home

4.4%
Aboriginal and/ or Torres Strait Islander people.

First Nations

City of Kwinana
Economic Development & Advocacy
+61 (0)8 9439 0200
ed@kwinana.wa.gov.au

kwinana.wa.gov.au