Details of declared SSD projects

Address	Expected dwellings number	No of buildings	Max height in storeys	Affordable apartments	Applicant	Suburb	EOI application no	SSD status	SSD approval	Deter-minatn date	Type of residential accommodation	Note
1-7 Burton Street, Concord, 3B -11 Loftus Street Concord, 10-12 Gipps Street Concord.	387	3	29		The Trustee for LFD Concord Unit Trust	Concord	SSD -84962709	Response to submissions	Exhibition in August	22/5/26	Residential flat building	Residential flat building - 3 allotments with a 29 storey build to rent building, an 11 and 29 storey residential flat building and 408 above and below ground parking spaces
1 King Street, Concord West	1400	8	38		Concord West Property PL	Concord West	SSD-81999457	Response to submissions	In process		Residential flat buildings – HDA housing	Another SSD (SSD-90337724) approved for demolition 23/6/2026.
176 – 184 George St Concord West (estimate of # apts)	387	3	34		Eloura Developments George Pty Ltd	Concord West		Recommended for SSD application	Not yet listed at 5/11/26			
7 Concord Ave, 202 George Street, 69 – 73 Victoria Ave Concord West	1300	7	40	130	Urban Property Group	Concord West	SSD-263727, SSD-95341456	Prepare EIS	Approved	21/8/25	Residential apartments	
63-69 Victoria Road, Drummoyne; and 45 Day Street, Drummoyne	67	1	10		Merc Capital	Drummoyne	SSD-112227490 (prev SSD-84962709)	Prepare EIS	In process		Shop top housing	Previous plan: 102 apartments incl 15% aff hsg
72-76 St Georges Crescent, Drummoyne	154	2	10	32	Drummoyne Harbourside PL	Drummoyne	SSD-111289990	Prepare EIS	In process		In-fill Affordable Housing	
Scalabrini Harbourside Seniors Housing Drummoyne, 1A Lyons Road, Drummoyne	91	1			Scalabrini Village P/L	Drummoyne	SSD-64388218 approved; then SSD-129161488 prepare EIS	Determination (approved)	Approved	22/8/25	Seniors Housing	New SSD - Redevelopment for seniors housing including demolition, basement works, two new buildings with 91 ILUs, 2 RCF beds, rooftop terraces, landscaping, and adaptive reuse of an existing building as a café. (Original: 54 independent units plus two residential aged care facility beds.)
129-153 Parramatta Road And 53-75 Queens Road, Five Dock	1185	6	31	219	Deicorp	Five Dock	SSD-73228210	Determination (approved)	Approved	30/6/25	Residential & Commercial (Mixed use)	Next to Rosebank College
171 Great North Road, 177-179 Great North Road, Five Dock And 1A-1B Henry Street, Five Dock.	212	2	20		Traders in Purple	Five Dock	SSD-113508741	Prepare EIS	Approved		The demolition of the existing buildings on the site, except for St Alban's Anglican Church and St Alban's Church Rectory which are both listed as heritage items in the Canada Bay LEP as Item I226 and Item I227, respectively. • The construction of two 20-storey towers, comprising: - Areas for public worship on the Ground Floor and areas for retail on the Ground Floor and Level 1; and - Approximately 212 dwellings on Level 1 to Level 19, including 15% of the residential gross floor area (GFA) as affordable housing and ground floor commercial/ retail floorspace.	State Significant Development Declaration Order (No.10) 2025 (the Order) stated that the Housing Delivery Authority (HDA) declared that development specified in EOI-247363 including a mixed-use development comprising public worship and shop-top housing with the provision of affordable housing at 171 Great North Road, 175 Great North Road, 177-179 Great North Road, 1A Henry Street, 1B Henry Street, Five Dock (the site) is State Significant Development (SSD).
235 Parramatta Rd Five Dock (Officeworks location)	228	1	17	23	KWC Capital PL	Five Dock	SSD-256963/ SSD-96618959	Prepare EIS	In process		Shop top housing	The site is currently developed and contains a specialised retail premises comprising an Officeworks tenancy, medical centre and pharmacy with associated at-grade car parking. The site is adjacent to fast food outlets, McDonalds and KFC, as well as a Shell service station. These developments are connected via a slip-road off Parramatta Road and share various rights of way.
255, 259 & 271 Parramatta Road Five Dock & 2,4,6,8,10,12,14,16 &18 Taylor Street Five Dock & 131, 133 & 135 Queens Road Five Dock & 1,3,5,7,9 & 11 Walker Street Five Dock	781	4	30		Muir Burnside Group	Five Dock	SSD-96622458	Prepare EIS	Approved	26/5/25	Shop top housing	Phase 1 with about 100 apartments
51-55 Parramatta Road, 61 Parramatta Road, 33 Queens Road, 35-41 Queens Road & 43 Queens Road, Five Dock	674	4	28	50	TOGA Pty Ltd	Five Dock	SSD-89477725	Prepare EIS	Approved	26/5/25	Other	A mix of shop top housing, residential flat buildings (RFB), co-living / build-to-rent housing and affordable housing. Between Harris Road & Courland.
79-81 Queens Road & 2-8 Spencer Street, Five Dock	134		26	27	DPG Project 37 PL	Five Dock	SSD-78287462	Response to submissions	In process		Shop top housing development with in-fill affordable housing	Prev SSD-77559720 & SSD-76384214 withdrawn

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Details of declared SSD projects

Address	Expected dwellings number	No of buildings	Max height in storeys	Affordable apartments	Applicant	Suburb	EOI application no	SSD status	SSD approval	Deter-minatn date	Type of residential accommodation	Note
1, 7-11 Averill Street And 2-2A, 7-13, 8-16 & 17-23 Leeds Street, Rhodes	2020	9	48		Leeds Street Developments Pty Ltd	Rhodes	SSD-89441959	Prepare EIS	Approved	17/2/25	Shop top housing	5% affordable housing; private swimming pool; private sporting fields; huge!
1 Averill Street, Rhodes And 2 Leeds Street, Rhodes (Leeds & Averill **Stage 4**)		2	30		Leeds Investment PL	Rhodes	SSD-109892240	Prepare EIS	Approved		Shop top housing, mixed use	The Leeds Street and Averill Street Precinct has been declared SSD. Affordable Housing: monetary contribution equivalent to 5% of the residential floor space
1-9 Marquet St Rhodes	274		42	44	Deicorp	Rhodes	SSD-71999643	Determination (approved)	Approved		Residential & Commercial (Mixed use)	
15-17 And 25-31 Blaxland Road And 440-442 Concord Road, Rhodes	386	2	21		Ecove Group	Rhodes	SSD-68363729	Determination (approved)	Approved	22/12/25	Seniors Housing (Mixed use); 356 apartments arranged in two towers — 30 Independent living units — 102 bed aged care facility	Comprising retail development, seniors housing, market housing, an emergency services facility and community facility
23-29 Marquet Street, Rhodes	361	1	39	72	Twenty Three Marquet Street Pty Ltd	Rhodes	SSD-67636458	Response to submissions	Approved	10/7/26	Mixed-use development with affordable housing	14 ground level retail tenancies
25-27 Leeds Street, Rhodes	401	6	17	68	Billbergia	Rhodes	SSD-101317213 (prev SSD- 67419241 approved)	Assessment	Approved	25/9/25	Previously approved for 342 apartments; upgrade to 402 now being assessed (assessment stage). Mixed use development with infill affordable housing.	Amending SSD to approved development: 3 additional levels on Building E, 8 additional levels on Building F, infill upper levels of Building F, additional 5,921m2 market residential GFA, additional 912m2 affordable housing GFA, 59 additional dwellings. Another SSD with amendments to approved development: SSD-101317213 for 59 additional dwellings, at assessment status as of 22/5/2026. Later consolidated approval for SSD-67419241 done 2 April 2026
4 And 4A Cavell Avenue, Rhodes - Cavell Avenue Seniors Housing	72	1	8		Royal Freemasons Benevolent Institution	Rhodes	SSD-83498211	Prepare EIS	In process		Demolition and construction of an 8-storey building over two basement levels with 124 car parking spaces, comprising 72 ILUs, 30 RCF beds, and ancillary ground floor uses, a through-site pedestrian link and retention of heritage significant trees.	
43B–57 Blaxland Road, 2A, 2B And 2D Cavell Avenue, 448-458 Concord Road & 2A Llewellyn Street, Rhodes	649	7	29	108	Leeds Investment Pty Ltd	Rhodes	SSD-67508739	Response to submissions	In process		Residential development with affordable housing	
6-8 Cavell Avenue And 65-75 Blaxland Road, Rhodes	170	7			Leeds Investment PL	Rhodes	SSD-73436463	Prepare EIS	In process		Residential development with affordable housing	2 x 12-13 storey residential flat buildings and a row of 5 terrace homes and an existing child care centre, which is to be retained
7-13 Leeds Street, Rhodes (Leeds & Averill **Stage 3**)		2	44		Leeds Investment PL	Rhodes	SSD-97035971	SEARS expired	Approved	10/7/25	Shop top housing, mixed use	SEARS expired (they last 2 years) so must go back and do groundwork again. (5% monetary contribution to affordable housing.)
9 Blaxland Road, Rhodes & 424 Concord Road, Rhodes	313	1	48	61	BBG Management Pty Ltd	Rhodes	SSD-67424709	Determination (approved)	Approved	21/3/25	Residential & Commercial (mixed use) development including in-fill affordable housing	(15% affordable housing contribution)
32-42 Cooper Street, Strathfield	204	1	21		Strathfield Triangle Projects Pty Ltd	Strathfield	SSD -94765473	Response to submissions	In process		Mixed Use Residential Development	
Leeds Street Ferry Wharf and Mixed-Use Development							SSD-9626	Withdrawn			1 bldg of ~40 storeys	
Approx	11,463	43										

For details, go to:
https://www.planningportal.nsw.gov.au/major-projects/projects?status=Determination&lga=27&development_type=All&industry_type=All&case_type=State+Significant+Development
Updated 5/11/2026 with change to 176-184 George St Concord West
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