

THE BELROSE

COLLECTION

FAQ's

ADDRESS

28 Lockwood Avenue, Belrose NSW 2085

NUMBER OF RESIDENCES

49

TYPE OF RESIDENCES

3 × 1 bedroom
29 × 2 bedrooms
17 × 3 bedrooms

DA APPROVED

Yes

ESTIMATE COMPLETION

December 2023

ASPECTS

North, South, East, West

DEVELOPER - MOMENTUM PROJECTS

Momentum's vision is to bring project visions to life and be the preferred industry partner to deliver projects of significance, leaving a positive legacy for those who own and occupy the environments they help to create.

ARCHITECT - DKO

DKO was founded in 2000. Its founding partners Koos de Keijzer and Zvonko Orsanic were keen to independently implement their own vision: the creation of ingenious spaces that are appreciated by the eyes, mind and soul alike. Within a decade the practice has grown from its humble beginnings to a design powerhouse.

LANDSCAPER - PAUL SCRIVENER LANDSCAPE ARCHITECTS

Paul Scrivener Landscape Architects is a Landscape Architecture firm based in the Northern Suburbs of Sydney offering a full range of Landscape Architecture and Landscape Planning services. PSLA provide design and planning expertise for a wide range of projects, with a design philosophy to combine a sound ecologically sustainable philosophy with an innovative design approach.

DISPLAY SUITE LOCATION

Upstate Office
Suite 15, Level 1 (above Woolworths)
888 Pittwater Road, Dee Why NSW 2099

CAN YOU VIEW APARTMENTS DURING CONSTRUCTION

No

CAN FINISHES BE CHANGED

No

CAN APARTMENTS BE RECONFIGURED

No

PET FRIENDLY

Yes

LIFT

Yes

CEILING HEIGHTS

2.4m

KITCHEN APPLIANCES

Miele

GAS

Yes

BENCHTOPS

40mm Reconstituted Stone

AIR-CONDITIONING

Yes. Ducted reverse cycle

WINDOW FURNISHINGS

Recessed blind pelmets with roller blinds

SKYLIGHT

Yes, to selected apartments

PLANTER BOXES

Yes, to selected apartments

GAS OR POWER TO BALCONIES

Yes. Both

FOXTEL OR NBN

NBN

TYPE OF LIGHTING

Downlights throughout

SECURITY INTERCOM

Yes. Video intercom

ALARM SYSTEM

Yes

SECURITY BUILDING

Yes. Fob access

CONCIERGE OR BUILDING MANAGER

Yes. Building Manager

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UPGRADE OPTIONS

Kitchen Appliance Package 2 Bedroom

- Miele Pyrolytic Oven
- Miele Built-In Microwave
- Fisher & Paykel Integrated Fridge

Kitchen Appliance Package 3 Bedroom

- Miele Pyrolytic Electric Oven
- Miele 3in1 Microwave & Oven

Laundry Upgrade Package

- Miele Front Load Washing Machine
- Miele Heat Pump Dryer
- Miele Stacking Kit

PARKING TO ALL RESIDENCES

Yes

STORAGE

Yes

VISITOR PARKING & WASH BAY

Yes

BICYCLE RACKS

Yes. Basement

AMENITIES

Yes. Communal rooftop area & BBQ

RETAIL/COMMERCIAL SPACES

Yes

RENTAL ESTIMATE

- 1 Bedroom - \$550 - \$650 per week
- 2 Bedrooms - \$750 - \$850 per week
- 3 Bedrooms - \$1,100 - \$1,300 per week

STRATA ESTIMATE

- 1 Bedroom - \$530 per quarter
- 2 Bedrooms - \$640 - \$1,090 per quarter
- 3 Bedrooms - \$815 - \$1,540 per quarter

WATER RATE ESTIMATE

\$170 per quarter

COUNCIL RATE ESTIMATE

\$450 per quarter

LOCATION

Footsteps to Glenrose Village Shopping Mall including:

- Stella Blue Restaurant
- Momokko Japanese
- Woolworths
- Aldi
- Anytime Fitness

Footsteps to Glen Street Theatre

Footsteps to Glen Street Library

Footsteps to Lionel Watts Sports Centre

Short stroll to Belrose Tennis Club

5 mins drive to Northern Beaches Hospital

8 mins drive to Belrose Super Centre & Bunnings

20 mins drive to Dee Why beach

SCHOOL CATCHMENT

Mimosa Public School, Davidson High School

DEPOSIT REQUIRED TO SECURE PROPERTY

10%

PRICE GUARANTEED

Yes. Upon exchange

DO I NEED TO PAY GST

No. Included in sale price

CONSTRUCTION UPDATES

Yes. Buyers will receive a progress update as each stage of the project build is completed.

DISCLAIMER

Whilst we endeavour to provide the most relevant and up to date information, it is important that you consult with the relevant parties involved at the time of purchase, as all information is subject to change.