



## Family living & Convenience Combined

Family friendly and idyllically set just under an hour from Brisbane CBD and under 20 minutes to Ipswich, Willow Road Estate unveils an alluring choice for those seeking perfected living. Embraced by parklands and enjoying quick highway access to Brisbane, this is the perfect destination to frame your future memories.

An abundance of schools and shops are located close by offering the convenience of family living all within walking distance. Town Square Redbank Plains Shopping Centre is a brand-new shopping destination built with state of the art cafes, restaurants and speciality stores. The shopping centre is only a quick 3 minute drive from Willow Road Estate or short 15 minute stroll. Enjoy an impressive dining experience with a selection of new restaurants and cafes.

The centre also includes Coles, Woolworths, ALDI, Target and Australia Post for all your shopping needs.

The stunning Brookwater Golf Course designed by Greg Norman lives up to its reputation and offers a magnificent course and a unique dining experience overlooking the luscious surrounds. Make your weekend a memorable experience and invite your family and friends to enjoy all the location has to offer.

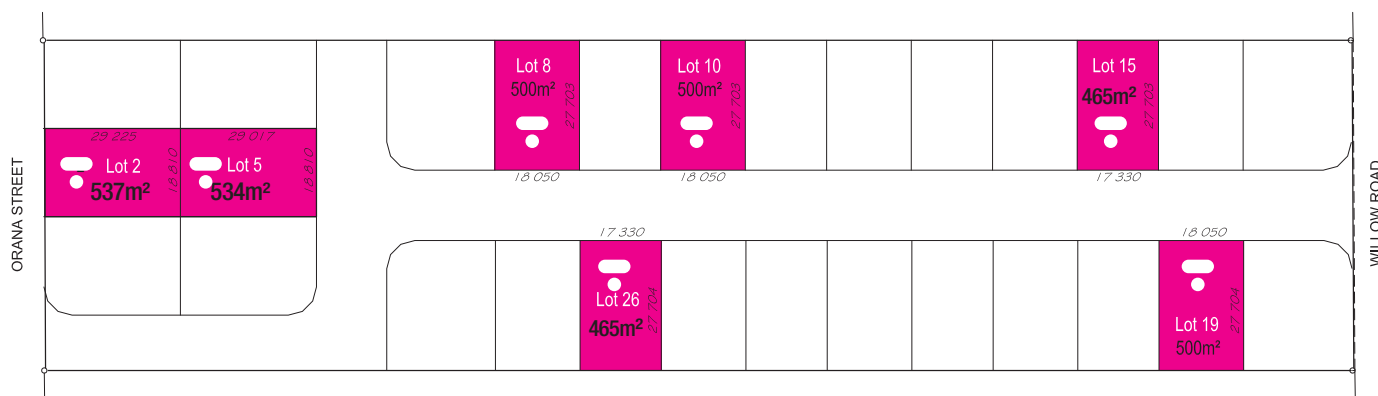
With regular bus services connecting directly to the nearby train station and local schools within walking distance there is never a better time to invest in Willow Road Estate and secure your families future.

### Growth In The Area

Redbank Plains is due to benefit from the vision for Ipswich 2020 and Beyond. The Master Plan is an opportunity for developing infrastructure and jobs to the surrounding local area. The local council has planned for the following:

- New sporting fields, parklands, shopping centres, dining and recreational areas
- Substantial investment into education and health
- \$200m investment into the ipswich motorway
- \$150m Ipswich CBD rejuvenation
- Estimated growth of 330,000 new residents in the area in the next 20 years
- More job opportunities in the nearby industrial and business parks

## Estate Plan



## Location Map



## Be Inspired By The Great Outdoors

Soak with the sunshine with an abundance of activities to entertain all family members, enjoy bushwalking, mountain bike trails and surrounding parklands all within a close proximity to home.

## Amenities In The Area

- Springfield Central Station 5.8km
- Goodna Train Station 12.6km
- Redbank Plains State School 2.2km
- Redbank Plains State High School 200m
- University of Southern Queensland Springfield Campus 7.1km
- Bremer Institute of TAFE – Springfield Campus 7.0km
- Ipswich 13.3km
- Brisbane 31.3km

## HOME DESIGN FEATURES



### A HOME THAT LETS YOU LIVE LIFE YOUR WAY

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Every home features one ensuite and one family bathroom as a minimum. Some floor plans feature an extra toilet and refreshment room for added comfort.

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### DESIGNED FOR LIFE

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Every home is well fitted out with connectivity, convenience and safety measures.

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### EVERY HOME IS A HOME CREATED FOR EASY LIVING

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Most of our homes have an alfresco space that blends your indoor and outdoor areas – offering flexibility and an ability to enjoy your natural surroundings.

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### WE BUILD HOMES THAT ARE COMFORTABLE TO MOVE AROUND IN

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Combining living zones that support a busy lifestyle with the need for rest and reflection.

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# HOME INCLUSIONS

Fixed price House & Land packages that are ready to move into straight away, with no hidden or extra costs, all fixed price Home & Land

Packages include:

- ✓ Full turnkey inclusions
- ✓ Window furnishings
- ✓ Quality appliances
- ✓ Manufactured stone benches
- ✓ Raised ceilings
- ✓ Air conditioning
- ✓ Tiles and carpet floor coverings
- ✓ Quality joinery and finishes
- ✓ Landscaping, including driveway and fencing



6 Star Rated  
Energy Efficiency



Statutory 7 Year  
Structural Warranty



Complete Settlement  
Process Guidance



Customer Service  
& Progress Updates



Professional  
Colour Selection



Air  
Conditioning



Independent Final  
Building Inspection



Minimum Six Month  
Defect Liability Period



# NEW STANDARD INCLUSIONS

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We have improved our already fantastic standard inclusions to now feature multiple improvements, making your home or investment unmatched in quality at no extra cost.

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## OUR NEW ENHANCED STANDARD INCLUSIONS

### **Our new enhanced standard specifications include:**

- Additional planting to the landscaping
- Additional LED lights across the home and the outdoor alfresco areas
- Additional double powerpoints to each room
- New handheld shower rail
- Niches to bathroom and ensuite showers
- Brick finish over doors and windows where applicable, infill over garage (Note - façade specific)
- Colour through concrete driveways

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OUR DIFFERENCE IS SEEN IN  
THE MOST OBVIOUS PLACES,  
BUT ALSO THE SMALLER ONES.  
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