

UNDERBANK

~ update ~

FIRST EDITION: SPRING 2017



27 ROSEHILL DRIVE, BACCHUS MARSH



River View

NEW LAND
RELEASE NOW
SELLING



Join us...

for a day of fun-filled activities to
celebrate the launch of Underbank.

See inside for more information...

UNDERBANK

Family Fun Day

FREE FOOD &
ENTERTAINMENT

2 DECEMBER

It's all happening at Underbank!

There's a real buzz of excitement at Underbank as Stage 1 works have now been completed. With this milestone, titles will now shortly be issued, meaning new residents will soon be able to settle their land purchases and commence building their new homes. Stage 2 is now also well underway—due for completion in April 2018.

The new Halletts Way extension has been completed, giving our future residents direct access to the Western Freeway, once VicRoads has completed the new on and off ramps, without going through Bacchus Marsh.

Meanwhile, over 3,000 trees and shrubs have been planted along the banks of the Werribee River in the



Newly planted trees and shrubs along the banks of the Werribee River

Rivers Edge neighbourhood. Starting near Korkuperimal Creek alongside Stages 1 & 2, this advanced planting program is part of the continuing regeneration and landscaping throughout Underbank.

Further to this, the Stage 1 park is now complete, with barbecue facilities, and undercover tables and seating. There's also a range of children's play equipment, half-court basketball facility and 'kickabout' area. All a part of ensuring our residents are moving into a vibrant community setting.

For our families with small children, planning for the new Underbank Childcare Centre is well advanced. This state-of-the-art facility will provide over 100 places from 2020, providing a local childcare option for our new residents.

We're also excited to announce the release of the new River View neighbourhood. With our first release at Rivers Edge selling out in record time, the River View release has been brought forward to meet the unprecedented demand.

This new land offering will be launched on Saturday 2 December as part of the Underbank Family Fun Day. With the newly completed Sales and



New Underbank Sales and Information Centre



The recently opened Halletts Way extension



Council officers inspecting Stage 1 works

Information Centre, visitors will also get to know more about the whole Underbank development as well as the latest trends in contemporary living. We can't wait to welcome everyone to this rapidly growing community, to show you the huge progress being made and the exciting things to come.

Visit our Sales and Information Centre
Open daily, 11am-5pm
27 Rosehill Drive
Bacchus Marsh

Come along for free food & entertainment: Saturday 2 December, from 12pm

Underbank are hosting a Family Fun Day to celebrate the launch of the project. Come along for outdoor activities and entertainment as well as complimentary food and drinks.

While you're here... Have a nose around

Take the opportunity to have a first look at our brand new Sales and Information Centre, and meet the friendly sales team who will be on site to talk to you about the exciting new development at Underbank.

- Free food trucks
- Jumping castle
- Free sausage sizzle
- Bands and free entertainment
- Petting zoo
- Photo booths to capture the memories

and so much more...

Underbank, 27 Rosehill Drive, Bacchus Marsh, Victoria 3340



Artist impression



Artist impression

Top: Proposed Underbank clubhouse, Club U
Bottom: Proposed multi-storey hotel

Underbank's planning a new Town Centre

Underbank plans to offer much more to its residents than standard developments do. That's why we've created a vibrant Town Centre, giving you access to everything you expect from a township.

The planned Town Centre provides a range of facilities exclusively for Underbank residents, including Club U – a clubhouse with swimming pool, gym, tennis court, cafe and community meeting spaces. Subject to council approval, the Town Centre will also have a multi-storey hotel, a supermarket and range of specialty stores, restaurants and cafes. Alongside the Town Centre is a new lake, with landscaped gardens and lakeside picnic areas, bringing the natural setting directly to the town's heart.

In keeping with Underbank's community-first approach, the Town Centre also has provision for farmers markets, with the potential to attract a range of regional producers selling directly to residents.

However, the Town Centre is about a lot more than just great amenity.

We've also developed new housing typologies to fit a modern way of life. With remote working and home-based businesses becoming much more common, we've created what we call SOHO Townhouses; Small Office Home Office. Situated within the Town Centre itself, these contemporary three-storey dwellings give a more urban feel, with a home office on the ground floor. For those looking to work from home, these townhouses will definitely appeal.

Underbank's Town Centre is specifically designed as a gathering point for our residents. A focus on social interaction, with cafes, restaurants and bars, means our residents can connect with friends, enjoy a great meal and a glass of wine, just moments from their own home.

For further information visit our Sales and Information Centre or call 0437 847 203

River View

NEW LAND RELEASE

Urban living, by the river

Land Selling in Bacchus Marsh

Looking down on the Werribee River with views over the valley sits the next exciting release of land in Underbank, River View.

This exclusive release offers the best of urban living and outdoor lifestyle with green spaces, shared walking and bicycle paths and only a short stroll to the new Town Centre and Underbank sporting precinct.

Its position alongside the future Town Centre means residents will have direct access to the Clubhouse (with swimming pool, gym, tennis court and meeting rooms), restaurants, cafes, speciality shops and supermarket.

The most exciting Underbank release so far, River View is true urban living, by the river.

Rivers Edge neighbourhood sold out – Register now for River View

Enjoy \$20k first home owners grant.

Call 0437 847 203 or email info@underbank.com.au



Meet one of the families moving into Underbank



Hayley Miller, her partner Jarrad, and their three sons were the first people to purchase a property at Underbank.

"Both Jarrad and I grew up in Bacchus Marsh," says Miller. "We love the town and the community, and how it's so central to everything in the western district. I work out of three offices in Ballarat, Darley, and in the main street of Bacchus Marsh, so it's really convenient to get to all three locations."

The construction of new infrastructure in the area was also a big factor for the couple in choosing their new home, including the Ballarat-bound ramps and the new city ramps to the Western Freeway, which will make commuting convenient. "It's pretty much central to everything," she says, "and we think it's a really good base to get to everywhere we need without too much traffic congestion."

Underbank has been developed with the aim of preserving the natural environment as much as possible,

and blending the homes into the surrounding bushland. "There are strict building guidelines so that the houses have to work with the natural slopes, so the site will remain beautiful for a long time," Miller explains.

The high quality of the homes was also an important drawcard. "The standard of homes will be very high," says Miller, "so the development will be filled with quality homes, which will support the value of the development overall."

Miller is also excited by the range of activities on offer for families in the surrounding area; "Lerderderg Gorge is a great place to visit on weekends, and there's stunning walking tracks around town, as well as on the Underbank development. The surrounding bushland will be a great spot for children to explore and learn about nature," says Miller, "as well as a wonderful place for relaxing walks, and catching up with family and friends."



Complimentary landscaping at Underbank

As a natural environment, the Underbank area has thrived for thousands of years. Now, as it becomes the home of a new community, the waterways, the plant life and the unique topography will remain as a key feature of today's Underbank.

To ensure that your garden harmonises with the land, when you choose to live at Underbank, you will receive a complimentary front landscaping package.

The Underbank landscape team have designed three landscapes packages for you to choose from. All three packages have been meticulously and expertly designed to ensure they are sustainable and suitable for the unique Underbank location.

Landscape Package B: Contemporary Native Garden

Includes an amazing variety of local species unique to the landscape.



Landscape Package A: Bushland Garden

Showcases many traditional bushland varieties often seen in the area.



Landscape Package C: Arid Water Wise Garden

A stunning low maintenance garden due to the inclusion of AridSmart plants.



To find out more about this exciting new era of community living, call or visit our Sales and Information Centre, open daily, 11am-5pm.

27 Rosehill Drive, Bacchus Marsh, Victoria.

Call 0437 847 203 or visit underbank.com.au

UNDERBANK