



WOLLAHRA RISE

WYNDHAM VALE

By **ASTRACORP**



MELBOURNE CBD

PRINCES FREEWAY M1

PACIFIC WERRIBEE

WERRIBEE RIVER

SALES SUITE

MANOR LAKES CENTRAL SHOPPING CENTRE

WYNDHAM VALE TRAIN STATION

IN MELBOURNE'S THRIVING WEST, A NEW STAR IS SET TO SHINE.

Astracorp presents Wollahra Rise, at Wyndham Vale.

Wollahra Rise promises a lifestyle you never imagined could be yours. Here, you can enjoy exemplary living in an enviable location, with quality education, recreation and retail all within reach. Where the tranquility of a rural outlook is surrounded by fantastic amenities, and the beautiful Werribee river is literally at your doorstep.

With a range of lot sizes available, this is your chance to choose a lifestyle which shapes to your individual needs. A place to call your own in a growing, thriving community.



More than just perfect;
It's perfect for you.

Wollahra Rise at Wyndham Vale places the ultimate lifestyle within reach of young families, first home buyers, upsizers, downsizers and everyone in between.

This is a vibrant, multicultural community, where neighbours connect and families grow alongside one another. Wollahra Rise is safe, inclusive and picturesque, with stunning natural surrounds celebrated with open spaces and avenue-style streets, and a growing number of essential and nonessential services are within walking distance.

In a prime location, perfectly positioned between the Melbourne CBD, Geelong, and Great Ocean Road, Wollahra Rise offers the best of it all.





LOCAL SHOPPING CENTRE

3 minutes by car
18 minutes by foot

TRAIN STATION

4 minutes by car to Wyndham Vale Train Station

CBD

32 minutes by train
38 minutes by car

GEELONG

37 minutes by train
43 minutes by car

PRINCES FREEWAY

15 minutes by car

BUS

19 minutes by foot
Bus Lines 166 (Hoppers Crossing) and 191 (Werribee)



PARKS & RECREATION

SCHOOLS & CHILDCARE

SHOPPING & RETAIL



CAFÉS

RESTAURANTS

MEDICAL CENTRES



Astracorp proudly presents a rare opportunity to purchase land in one of the preeminent pockets of Melbourne's fast-growing West. At Wollahra Rise, you can benefit from an established, self-contained suburb where the employment, transport, education and recreation opportunities are growing by the day.

Families can take their pick from a range of well-established schools, both in Wyndham Vale itself and in neighbouring suburbs. Little minds are set to shine with both religious and non-denominational schools on offer, including Manor Lakes P-12 College, Wyndham Vale Primary School, Iramoo Primary School and Our Lady of the Southern Cross.

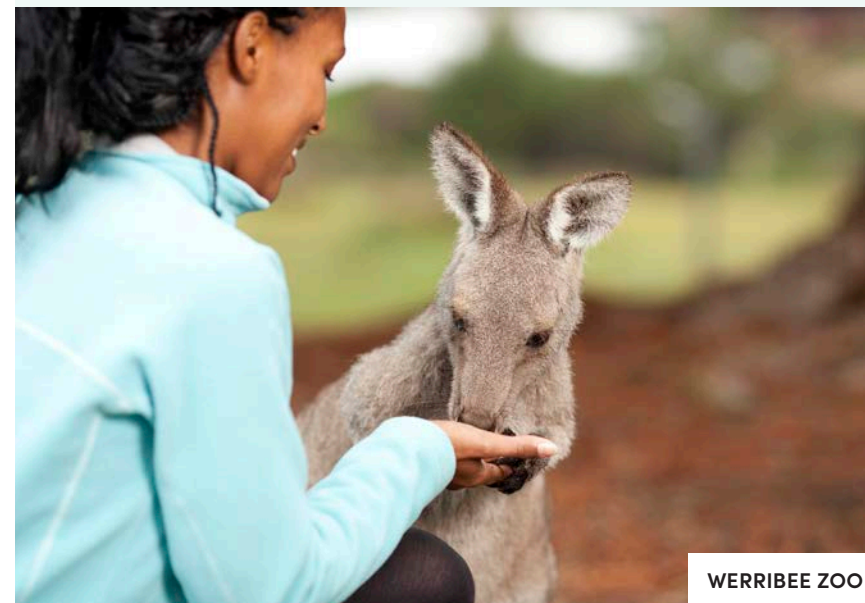
When it's time to move on, there's no need to travel further. With Manor Lakes P-12 College, Hoppers Crossing Secondary College, Good News Lutheran College, Werribee Secondary College and Wyndham Central College all in easy reach, your kids can learn, grow and develop alongside their neighbourhood peers.

The weekly shop is a cinch, with nearby Manor Lakes Central offering a Coles supermarket, Liquorland, McDonald's and numerous specialty stores including a pharmacy, hairdresser, bakery and butcher. Or, head slightly further to the recently renovated Pacific Werribee, which boasts a range of department stores, boutique fashion, supermarkets, tons of specialty stores, a Village Cinema, and plenty of contemporary dining options.

Workdays are a breeze, with the newly constructed Wyndham Vale Train Station connecting you directly into Melbourne's CBD in less than 30mins, or Geelong in less than 40mins. For those that prefer to drive, easy access to the Princes Freeway puts the best of the region in arms reach.

Weekends are brought to life with an inexhaustible range of recreation and social activities. Spend a morning working your way through one of the area's numerous walking and biking tracks, including the Federation bike trail. President's Park plays host to a range of community events, while the Werribee Zoo offers a day of fun and education for the whole family. Take a stroll around Werribee Park and Mansion grounds, and enjoy country racing at its best at the Werribee Racecourse.

Venture a little further and explore the stunning You Yangs, just 30mins drive away, Or, spend a day driving along the famous Great Ocean Road, where stunning coastline is peppered with shoreside towns and flanked by tropical rainforest.



WERRIBEE ZOO



FEDERATION BIKE TRAIL



WERRIBEE PARK



WYNDHAM VALE TRAIN STATION



PACIFIC WERRIBEE

Thoughtfully planned, expertly designed.

Presented by industry-leading developers Astracorp, Wollahra Rise has been expertly designed with lifestyle in mind. Stunning natural surrounds are celebrated through open spaces, while tree-lined streets invite neighbourhood strolls and kerbside chats.

The charming community has been thoughtfully planned to give you the life you want to live. It's a family-friendly neighbourhood, shaped through ease of access to nearby amenities and bordered by beautiful parkland and the Werribee River.



THINGS ARE LOOKING UP

Note: Masterplan is subject to change

Astracorp: A hallmark of enduring design and outstanding quality.

Astracorp was founded with a vision to create superior residences in strategic locations, with enduring design that will stand the test of time.

With more than 12 years' experience in property development, Astracorp has a proven track record of high-quality developments and shareholder returns. The company has built an enviable reputation in the industry through a strong attention to detail in every aspect of property development, right from acquisition through to completion.

Not afraid to do things a little differently, Astracorp raise the bar in everything they do. From finding the perfect location to pioneering architecture and innovative construction, Astracorp develops communities of unmatched quality and superior investment value.

Astracorp are renowned for creating outstanding homes and helping shape brilliant new communities through their commitment to enduring design and quality construction. Specialists in Melbourne's residential market, Astracorp has over \$100 million in current residential projects across Melbourne, including a range of house and land packages, luxury townhouses and apartment developments.

Astracorp has an uncompromising passion for quality and design, with an approach that is flexible and individually tailored for every project. Their success in Melbourne's property market has seen the company grow rapidly, with several major new projects planned in the coming months.

ASTRACORP.COM.AU

PDSGROUP

The PDS Group is a highly experienced team of developers and project managers. From large scale developments to boutique projects, PDS can provide solutions from start to finish by managing the entire process, or specific stages as needed.

The Group aligns exceptional and experienced people to the specific needs of a project to deliver exceptional buildings and developments with a keen focus on stakeholder returns, nurturing the talent of their people, and maintaining awareness of their place in the community.

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CORE PROJECTS

Core Projects have been specialising in land sales and project marketing for over 15 years. The experienced team at Core Projects work with a focus on providing customers with an exceptional journey towards the ownership of a new home.

Working closely with the Astracorp team, Core Projects share a in-depth understanding of the vision for Wollahra Rise and explore the different ways that future home owners can become a part of it.

COREPROJECTS.COM.AU

Enquire today.

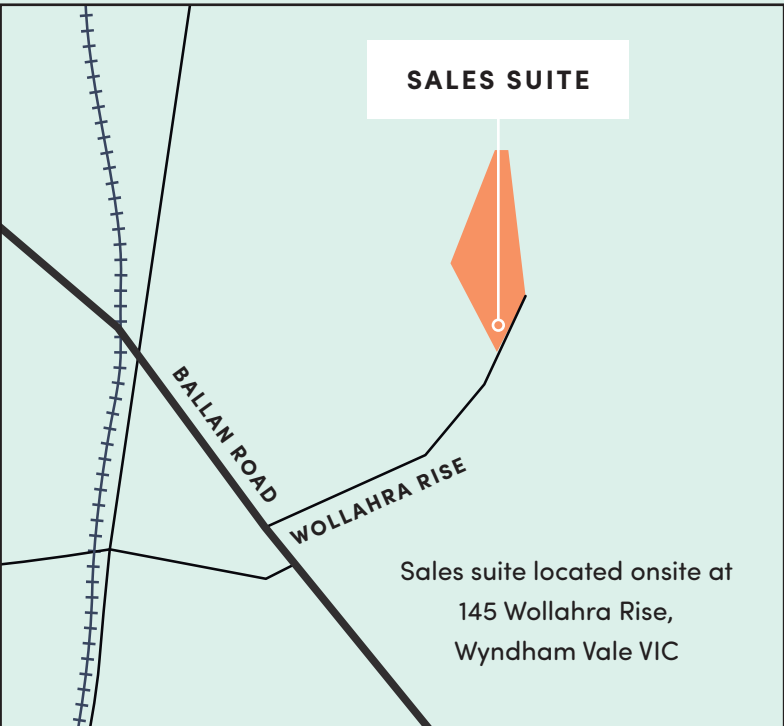
Register your interest now online,
by phone or visit our sales suite.

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