



# WestWood

FRASER RISE



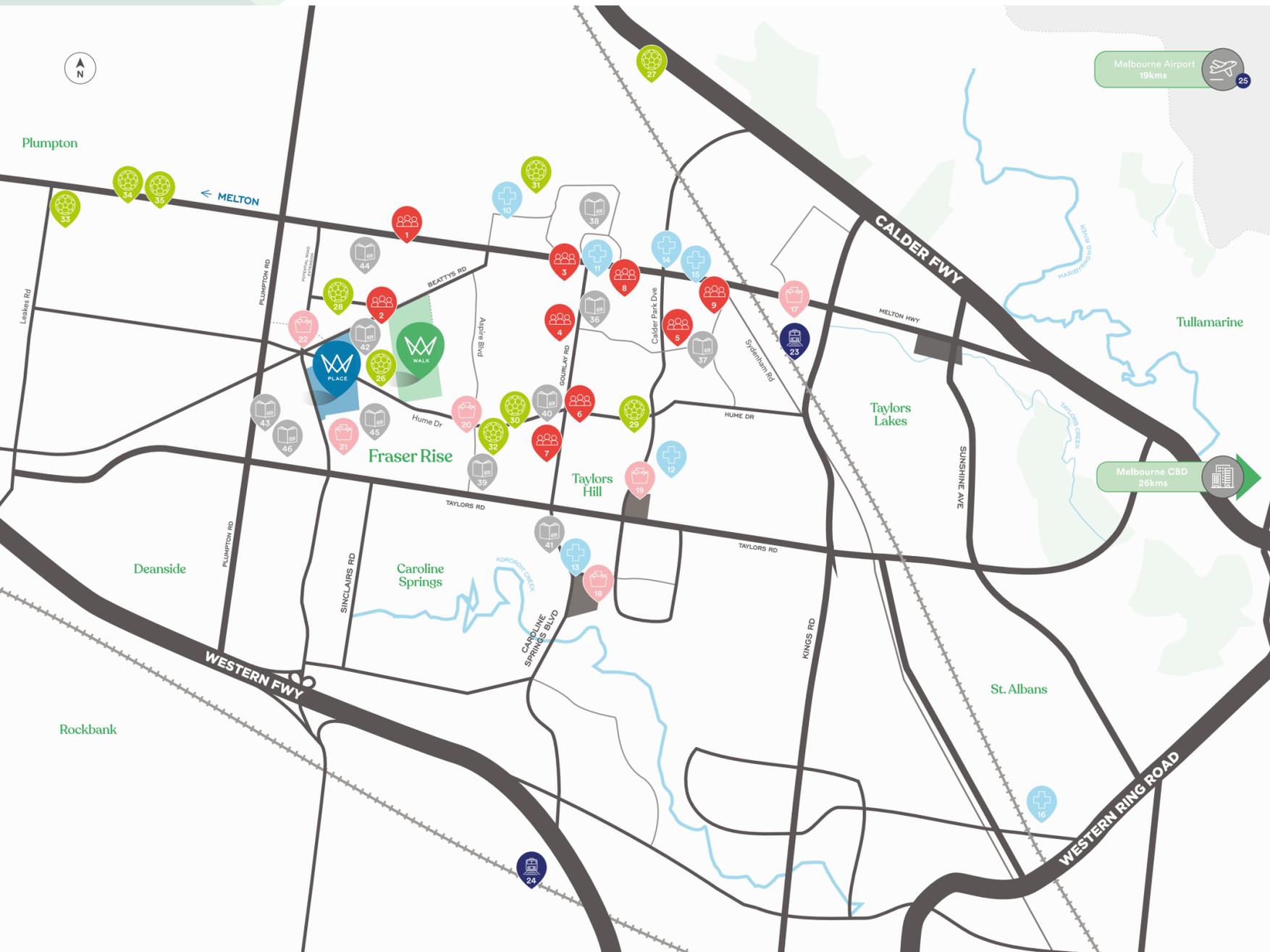
## Where everything comes together.

Westwood offers residents a lifestyle of connection, convenience and choice. As one of the largest master-planned communities in the north-west, it is comprised of two unique precincts, Westwood Walk and Westwood Place, linked by a P-12 school and sports reserve.

Everything you need to lead the life you've always wanted is right on your doorstep.







### Community & Childcare centres

1. The Sanctuary At Hillside
2. Community Centre (Future)
3. Little Munchkins Childcare Centre
4. Goodstart Early Learning – Hillside
5. Goodstart Early Learning – Sydenham
6. Goodstart Early Learning – Taylor's Hill
7. Penguin Childcare Caroline Springs
8. Hillside Cottage Early Learning & Kinder
9. Luxor Reception & Function Centre

### Medical Services

10. Hillside Medical Centre
11. Parkwood Green Medical Centre
12. Watervale Medical Centre
13. Caroline Springs Superclinic
14. Sydenham Medical Centre
15. Medical One – Sydenham
16. Sunshine Hospital

### Food & Retail

17. Watergardens Shopping Centre
18. CS Square Shopping Centre
19. Watervale Shopping Centre
20. City Vista Shopping Centre
21. Local Convenience Centre (Proposed)
22. Town Centre (Future)

### Transport

23. Watergardens Train Station
24. Caroline Springs Train Station
25. Melbourne Airport

### Sport & Recreation

26. Plumpton Sports Reserve (Future)
27. Calder Park Thunderdome
28. Aquatic Centre (Proposed)
29. Taylor's Hill Skate Park
30. Springside Recreation Reserve
31. Hillside Football Club & Recreation Reserve
32. The City Vista Pavilion & Sports Field
33. Witchmount Estate Winery
34. Galli Estate Winery
35. Instinctz Weddings & Winery

### Education

36. Parkwood Green Primary School
37. Sydenham-Hillside Primary School
38. Cana Catholic Primary School
39. Springside West Secondary College
40. Springside Primary School
41. Catholic Regional College Caroline Springs
42. Government Primary & Secondary School (Future)
43. Government Primary School (Future)
44. Non-Government Secondary School (Future)
45. Government Primary School (Future)
46. Non-Government Primary School (Future)

## Your local area.

Westwood's key proximity to established amenity as well as future developments makes it a desirable address for families. Neighbouring the suburbs of Caroline Springs and Taylor's Hill means an abundance of comforts and conveniences are readily available. From shopping centres and recreational facilities to transport and education — everything is within reach.

A community created  
to enrich and enhance the  
lives of its residents.





## A sense of wellbeing.

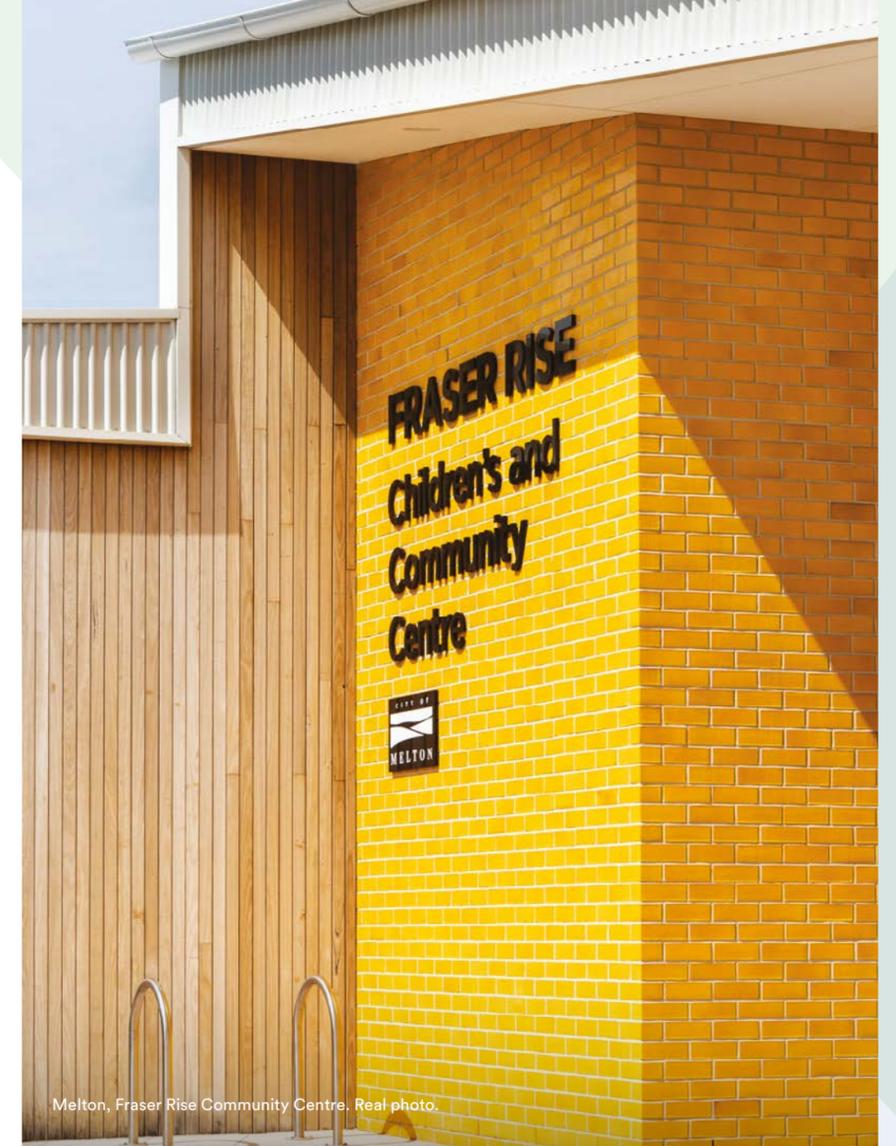
From the moment you arrive at Westwood, it is apparent that it has been designed to promote healthy, active living, with a wealth of open spaces, wetlands and walking tracks throughout both precincts. The community has also been purposefully created to offer residents a walkable lifestyle, with the amenity required for everyday living just a stroll away.



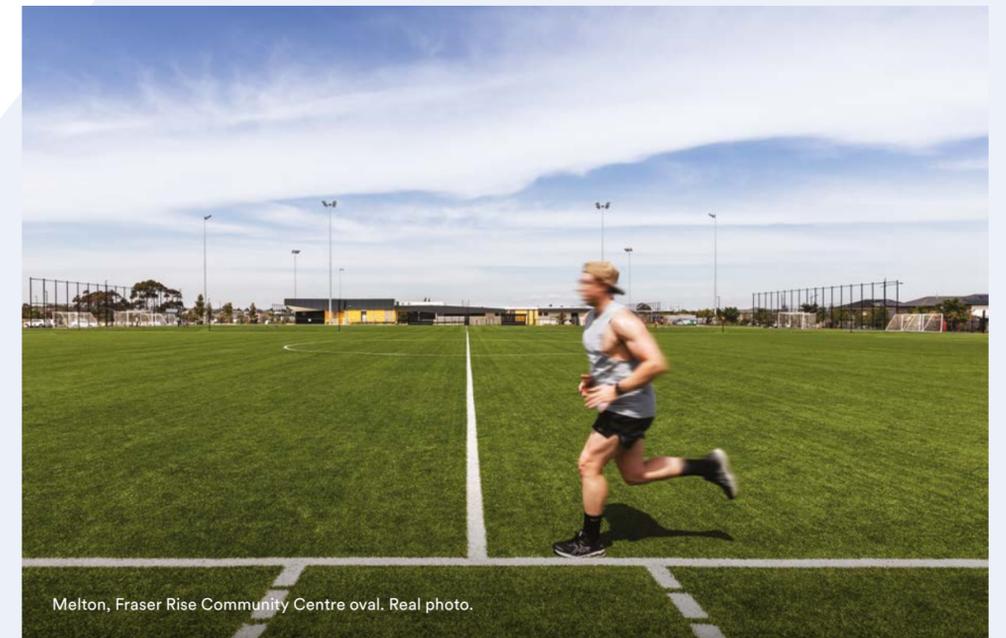
Westwood Walk, Westwood Park. Real photo.

## Building connections.

Westwood is all about improving quality of life and to do that, we're ensuring that the amenity that's important to you is always close at hand. There are great educational opportunities available in the local area, including a future P-12 school and sports reserve neighbouring the estate, a proposed on-site Community Centre offering a range of key services and nearby transportation hubs, ensuring you can get where you need to go, quickly and efficiently.



Melton, Fraser Rise Community Centre. Real photo.



Melton, Fraser Rise Community Centre oval. Real photo.

Two vibrant  
precincts.  
One spectacular  
lifestyle.



# Discover the two hearts of Westwood.

Set around the picturesque boulevard known as The Walk, Westwood Walk features a great array of open spaces, walking trails and proximity to the future P-12 school, community centre, sporting reserve and aquatic centre.

Designed to be a walkable community, Westwood Place will put residents at the heart of an abundance of quality amenities including parklands, walking and cycling tracks and a future major town centre.



Westwood Fraser Rise. Artist Impression.



Westwood Place, Entrance. Artist Impression.

Along with land lots, we offer premium house and land packages and modern, low-maintenance townhomes, perfect for those looking for convenience and value.

We partner with some of Australia's most established builders to deliver architecturally designed and quality townhomes, including Sienna Homes, Metricon, Porter Davis, SOHO Living, Nostra Homes and Homebuyers Centre (ABN Group).

With the variety of options on offer, you're sure to find your ideal home.

## Something for everyone.

Westwood Place offers comfortable, connected living where everything you need is a stroll or bike ride away. From parks and green trails to schools and shops, it's a community destined to flourish for generations to come.

With a wide range of home types available, you can be sure to find the option that's perfect for you and your family.



Soho Living, Montauk. Real photo.



Soho Living, Montauk townhomes. Artist Impression



Wherever you are in Westwood, you're never too far from lush green spaces. Every element of the neighbourhood is anchored to them, creating a refreshing and positive vibe. Sit back and relax at Westwood Park as your young ones explore the innovative equipment and enjoy the open space.

## Life in the West.

Westwood's proximity to Caroline Springs means residents will have access to a diverse range of established amenity, ensuring a rich and full life at Westwood from the very start. The CS Square Shopping Centre and Caroline Springs Leisure Centre are only a 10-minute drive from Westwood, and there are a wealth of entertainment, dining and transport options already within the local area.

The region perfectly balances all the conveniences of modern, urban living with a real connection to nature and the beauty of the landscape. Westwood places you in the privileged niche where you're close to everything you need, while still being able to carve out a world of your own.







Westwood Walk, Westwood Park. Real photo.

Whether you're looking to pick up the weekly groceries or simply indulge in a little retail therapy, you'll find that options abound around Westwood.

An array of shopping centres are only a short drive away, including the expansive Watergardens shopping centre, which offers a diverse range of big brand retailers and independent boutiques, as well as the Eat Street dining precinct.



Watergardens Station. Real photo.

## Stepping out.

Embracing the unique natural beauty of the landscape is central to the Westwood lifestyle. Both precincts will feature magnificent tree-lined streets and an abundance of parklands for residents of all ages to enjoy.

Only a short drive from your new home, you'll find even more destinations to enjoy the great outdoors, from the natural splendour of the Organ Pipes National Park to the meticulously maintained vineyards of the region's many picturesque wineries.



Westwood Walk, street view. Real photo.



Caroline Springs, Billy's Paddock. Real photo.



Caroline Springs, Billy's Paddock. Real photo.

# Never far from the things you need.

Providing a quality education for your children is something of great importance for many people. Westwood places you among a vast array of high-calibre educational institutions, to take children from early learning, through primary and secondary school, all the way to tertiary studies.

The area also provides a wealth of health and community services, including childcare facilities, medical centres and the nearby Sunshine Hospital.

Getting where you need to be couldn't be easier, with the Watergardens train station only 10 minutes away and a quality road network allowing you to get to Melbourne Airport in just 23 minutes and the CBD in only 36 minutes.



Caroline Springs Railway Station. Real photo.



Caroline Springs, Lake Caroline Reserve.



Westwood Place, Waterway Drainage Reserve. Artist Impression.

## Be part of a thriving community from day one.

Westwood is the fastest growing community in Fraser Rise, and Westwood Walk is where it all began. This blossoming community is already home to the estate's first residents, and with a new school, reserve and town centre on the way, life will only get better.

## A bright future.

The perfect home awaits at Westwood Place, whether it's a townhome, house & land package, or your forever home built on your own slice of land. Whatever you decide, Australia's leading builders will ensure a contemporary, high quality home that will last a lifetime.



Westwood Walk, Westwood Park.



Build your home  
in a community that  
nurtures your lifestyle.





## DAHUA GROUP

Dahua is the visionary development group bringing the Westwood community to life.

With a legacy of creating thriving communities, Dahua is dedicated to delivering only the highest quality mixed-use residential projects. Since our founding in China in 1988, this commitment has been embraced both here and overseas, with developments in Melbourne and Sydney adding to our portfolio of estates across ten cities in China.

Through our commitment to providing enduring neighbourhoods in partnership with the most reputable local experts, our deeply considered urban and architectural designs enable us to create beautiful places where people can experience life in all its richness, today and into the future.

Westwood is such a place: not just a place to live, but a lifestyle crafted for connection, convenience, and growth.



**Westwood Sales Office**

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**Open hours:**

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Closed Thursday & Friday

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FRASER RISE



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Design by tomorrow agency.