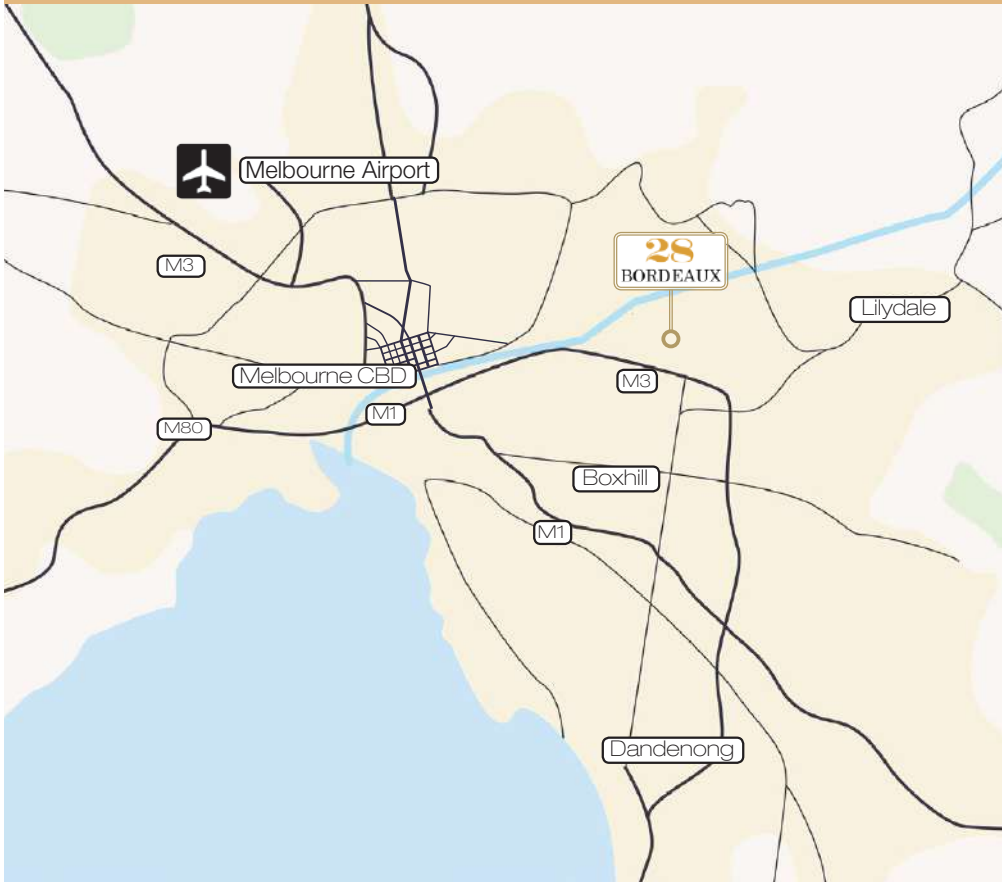


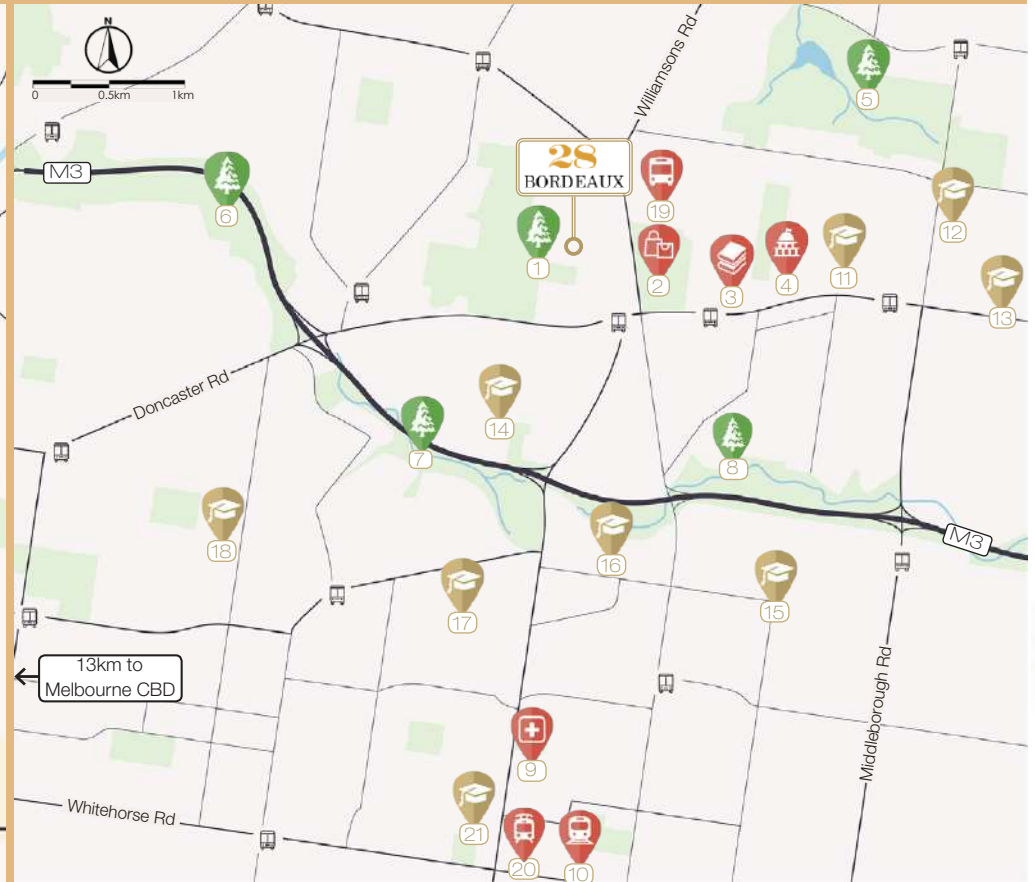
28

BORDEAUX

LOCATION



NEARBY FACILITIES



To Melbourne CBD	13km	22 mins Drive
To Melbourne Airport	25km	35 mins Drive
To Boxhill	2km	10 mins Drive

- | | | |
|---------------------------|-------------------------------------|--------------------------------------|
| 1 Lawford Street Reserve | 8 Koonung Creek Linear Park | 15 Kerrimuir Primary School |
| 2 Westfield Doncaster | 9 Boxhill Hospital | 16 Box Hill North Primary School |
| 3 Doncaster Library | 10 Boxhill Central | 17 Box Hill Senior Secondary College |
| 4 Manningham City Council | 11 Doncaster Secondary College | 18 Greythorn Primary School |
| 5 Ruffey Creek Park | 12 Doncaster Primary School | 19 Bus Hub |
| 6 Koonung Creek Reserve | 13 East Doncaster Secondary College | 20 Boxhill Tram Stop |
| 7 Elgar Park | 14 Birralee Primary School | 21 Box Hill Institute |

SKYLINE



WESTFIELD DONCASTER

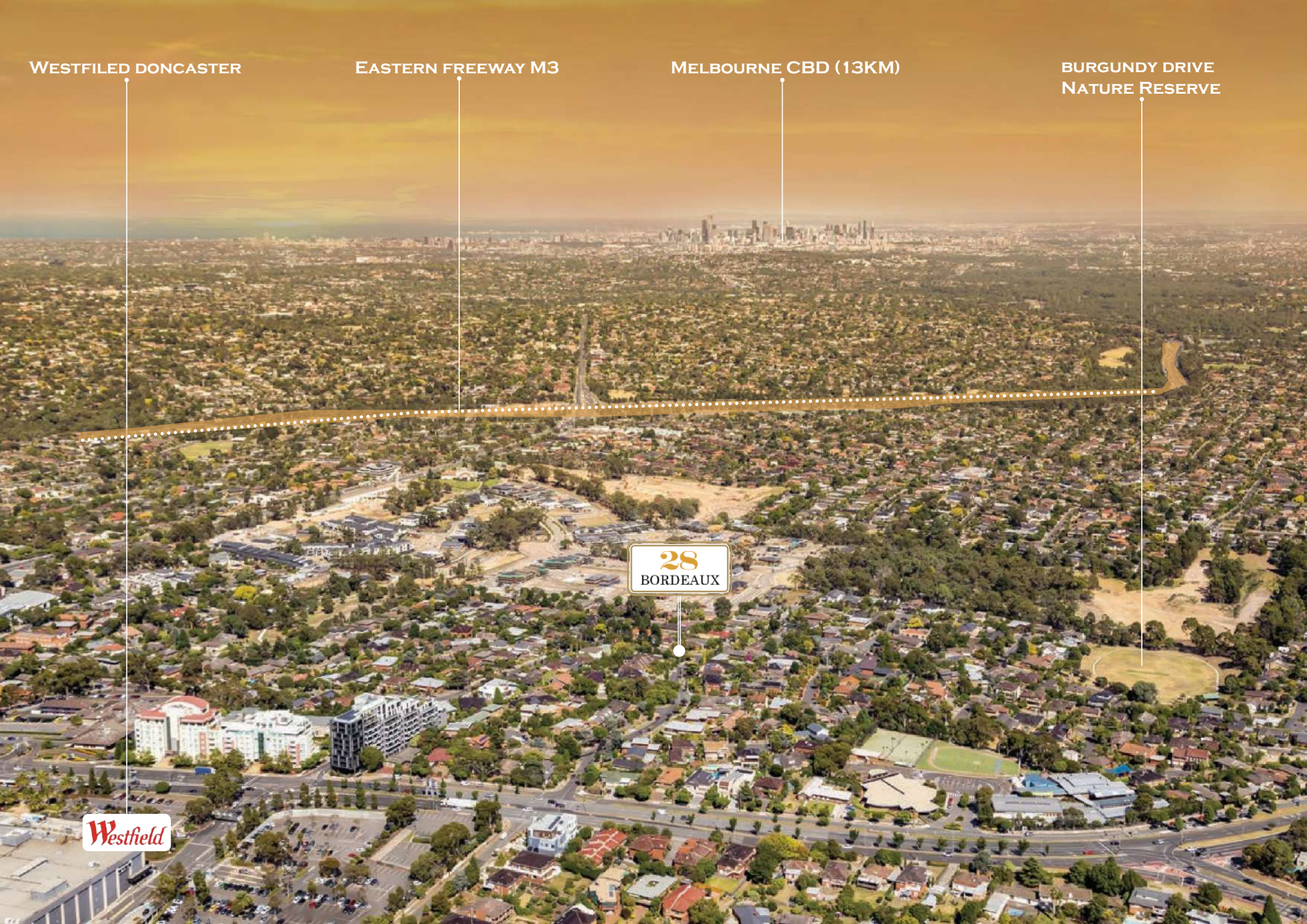
EASTERN FREEWAY M3

MELBOURNE CBD (13KM)

BURGUNDY DRIVE
NATURE RESERVE

28
BORDEAUX

Westfield



DONCASTER GARDENS PRIMARY SCHOOL
(OVERALL SCORE 100)

BEVERLY HILLS PRIMARY SCHOOL
(OVERALL SCORE 100)

EASTERN FREEWAY M3

BIRRALEE PRIMARY SCHOOL
(OVERALL SCORE 99)

Westfield

28
BORDEAUX

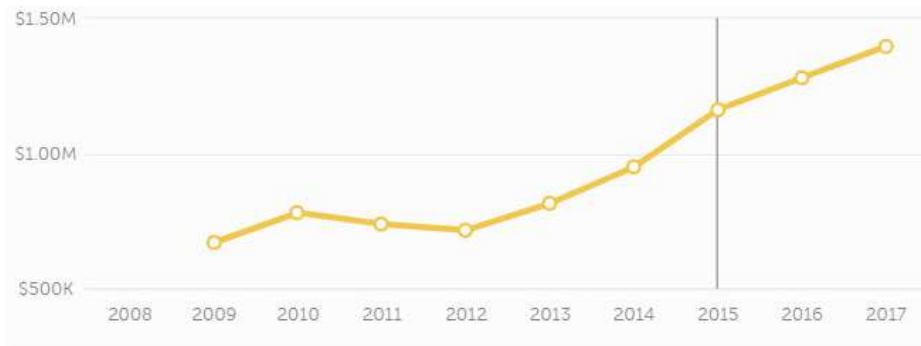


TOP THREE TYPES OF HOUSEHOLD IN DONCASTER



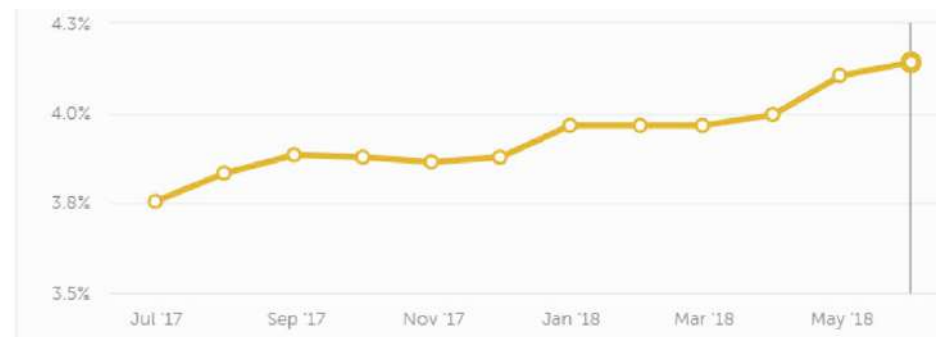
Doncaster has a population of 20,946 (2016) with 5935 families and 9302 dwellings.

MEDIAN HOUSE PRICE IN DONCASTER



The median sales price for houses in Doncaster, VIC in the last year was \$1,400,000 based on 203 home sales. Compared to the same period five years ago, the median house sales price for houses increased 86.7% which equates to a compound annual growth rate of 13.3%.

RENTAL YIELD IN DONCASTER



The rental yield for units in Doncaster, VIC was 4.1% based on 699 property rentals and 345 property sales over the preceding 12 months.

WESFIELD DONCASTER SHOPPING CENTRE (5-MINUTE DRIVE / 9-MINUTE WALK)



BUS ACCESS

<p>BANKS</p>	<p>SUPERMARKETS</p>	<p>SERVICE</p>
<p>HEALTH & FITNESS</p>	<p>RESTAURANTS</p>	<p>CLOTHING</p>

Bus Hub			
Boxhil	chadstone shopping center	City	Airport East
902	903	207	907
279		907	
284		903	
293			

NATURE & AMENITIES

Ruffey Creek | 1.6km

Lawford Street Reserve | 0.3km

Elgar Park | 1.8km

Koonung Creek Reserve | 2km

Aquarena Swimming Pool Doncaster | 1km

KBH Brumbies Hockey Club | 1.6km





FIND YOUR FAVOURITE SCHOOL

- Doncaster Primary School | 0.9km
- Birralee Primary School | 1km
- Beverley Hills Primary School | 3.8km
- Greythorn Primary School | 3 km
- Deakin University Burwood | 7km
- Doncaster Gardens Primary School | 2.4km
- East Doncaster Secondary College | 3.3km



ARTIST IMPRESSION





ARTIST IMPRESSION



ARTIST IMPRESSION



The design of kitchens lies in solidity and simplicity. High gloss white cabinetry and natural stone bench-tops are tied together to create a tranquil and relaxed compositions.



ARTIST IMPRESSION



ARTIST IMPRESSION

The bathrooms are spacious and filled with sunlight, They are further enhanced by a tub and a free standing bath. Overplayed by 600 x600 floor tiles and wall tiles, frameless wall mount cabinet pop out to create stunning visual impact.

FIXTURES & FITTINGS



Bedroom Carpet



Timber Flooring



High-gloss white Cabinetry



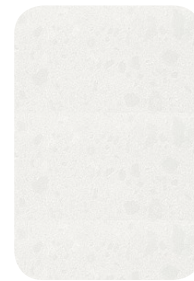
Durex Wall Painting White



Bathroom Floor Tile



Bathroom Wall Tile



Stone bench top



Marble Benchtop
*Upgraded option

APPLIANCES



Bosch Under Bench Dishwasher



Bosch Rangehood 600mm



Bosch Gas Cooktop 600mm



Bosch Electric Built-In Oven



Bosch Rangehood 900mm
*Upgraded Option



Bosch Gas Cooktop 900mm
*Upgraded Option

The information contained in this brochure was accurate at the date it was first produced. However circumstances may significantly change and no part of the information may be relied upon unless it is incorporated in the Contract of Sale for the purchase of a unit. All photographs, illustrations and artists' impressions are not intended to depict the actual design, fit-out or layout of any unit and solely for the purpose of illustration.