

AURORA TOWNHOMES

RELEASE ONE

HABITAS
AURORA



DEVELOPMENT
VICTORIA

A project by



NATURE'S CALM

Live where calming green outlooks meet lively activity. Where natural beauty and tranquillity intersect with the flourishing, connected Aurora community. Habitas - a sanctuary you'll love coming home to.



Images from left to right
— Conversation Reserve
— Aurora Adventure Playground
— Oregano's Bakehouse and Café

ESTABLISHED NEIGHBOURHOOD

Experience the vibrant social heart of the Aurora community. Aurora Village is just steps from your Habitas front door, for everyday essentials and specialty goods at your fingertips.





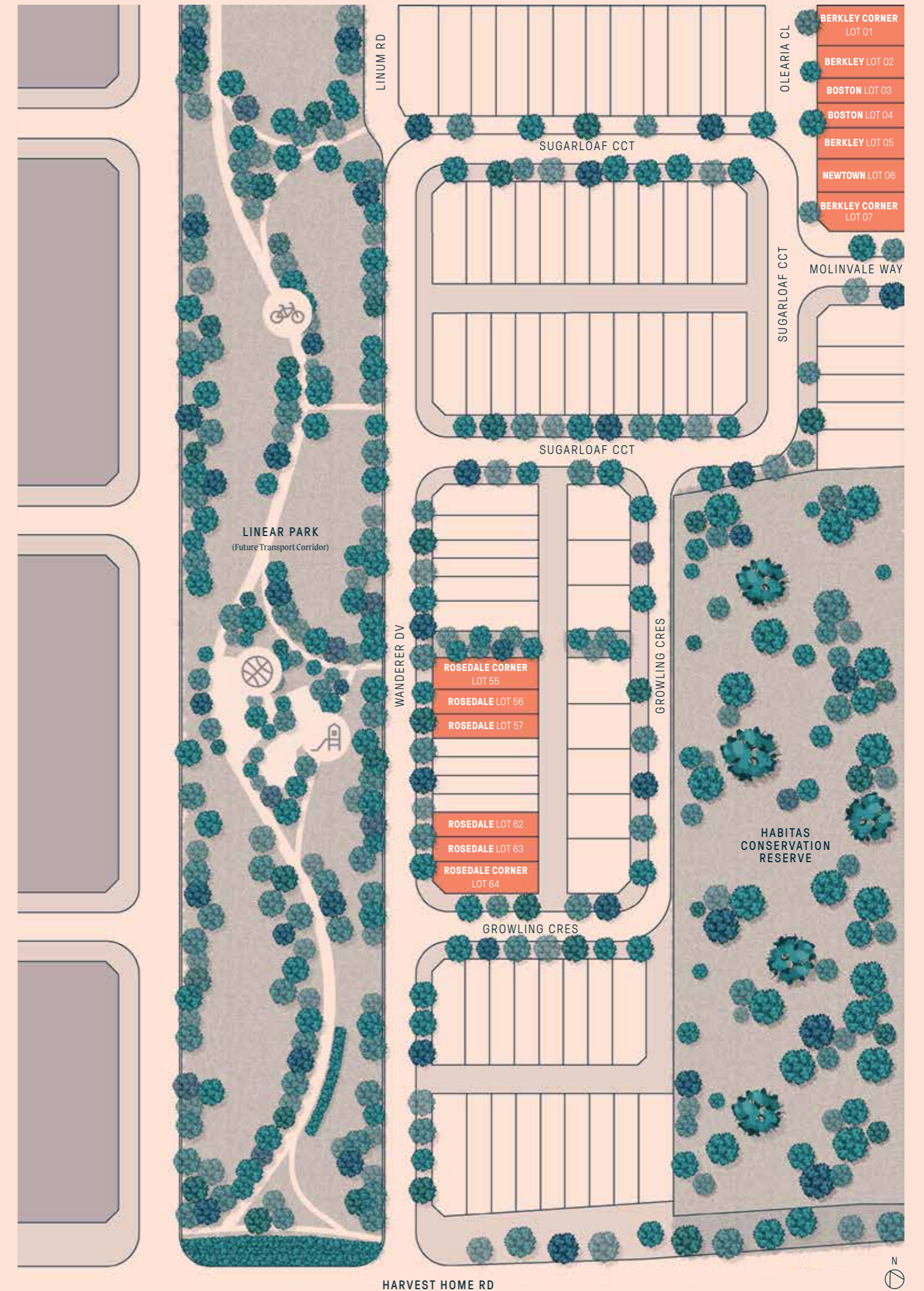
Aurora Village

Fringed by nature and adjacent to every convenience, this desirable haven represents the perfect blend of connection, amenity and accessibility.

Release one product range

ROSEDALE TOWNLIVING BY METRICON	4	3	2
ROSEDALE CORNER TOWNLIVING BY METRICON	4	3	2
BERKLEY CORNER SOHO LIVING	3	2.5	2
BERKLEY SOHO LIVING	3	2.5	2
NEWTOWN SOHO LIVING	3	2.5	2
BOSTON SOHO LIVING	3	2.5	1

Release one offers a selection of 3 and 4 bedroom townhomes. Flexible and functional, these exquisite contemporary residences have been designed with modern families in mind. Sleek spaces showcase impressive architectural style paired with exceptional comfort.



Development Victoria supports the Victorian Government's priority of increasing housing supply, diversity and affordability. Approximately 10% of the homes throughout Habitas Aurora may be developed as part of Victoria's Big Housing Build to deliver social housing in Wollert.



Artist impression

LOT 55
ROSEDALE CORNER

LOT 56
ROSEDALE

LOT 57
ROSEDALE

LOT 58
BARMAH

LOT 59
BARMAH

LOT 60
BARMAH

LOT 61
BARMAH

LOT 62
ROSEDALE

LOT 63
ROSEDALE

LOT 64
ROSEDALE CORNER



**A HOME TO SUIT
EVERY LIFESTYLE**

TOWNLIVING™ | **m**
metricon

ROSEDALE CORNER



Ground Floor	75.13m ²
First Floor	73.58m ²
Garage	39.56m ²
Portico	1.21m ²
TOTAL	189.49m²
Lot 55 Land Area	202.00m ²
Lot 64 Land Area	201.00m ²

Applicable to Lots:
55, 64

The stylish 4 bedroom Rosedale offers an innovative, functional design that will delight the whole family. Also available in 3 bedroom, with two spacious living areas and open plan kitchen to meals, it provides a unique combination of purpose and comfort, catering to today's family lifestyle.



Artist impression - Lot 55

ROSEDALE



Ground Floor	73.88m ²
First Floor	73.80m ²
Garage	38.82m ²
Portico	1.21m ²
TOTAL	187.71m²
Land Area	156.00m ²

Applicable to Lots:
56, 57, 62, 63

The stylish 4 bedroom Rosedale offers an innovative, functional design that will delight the whole family. Also available in 3 bedroom, with two spacious living areas and open plan kitchen to meals, it provides a unique combination of purpose and comfort, catering to today's family lifestyle.



Artist impression - Lot 57

Lot 56 shown, other lots may vary

Ground Floor

First Floor

Ground Floor

First Floor

LOT 01
BERKLEY CORNER

LOT 02
BERKLEY

LOT 03
BOSTON

LOT 04
BOSTON

LOT 05
BERKLEY

LOT 06
NEWTOWN

LOT 07
BERKLEY CORNER



**LIVE SURROUNDED
BY STYLE**

SOHO
LIVING

BERKLEY CORNER

3 2.5 2

Ground Floor	58.95m ²
First Floor	85.64m ²
Garage	34.58m ²
Portico	3.95m ²
TOTAL	183.12m²
Lot 1 Land Area	206.00m ²
Lot 7 Land Area	199.00m ²

Applicable to Lots:
01, 07

The Berkley is a front-loaded townhome boasting an industry leading façade treatment you can be proud of. These 3 or 4 bedroom double storey homes feature 2 bathrooms and double car garage, in complete turnkey solutions that let you simply bring your furniture and move straight in.



BERKLEY

3 2.5 2

Ground Floor	58.19m ²
First Floor	85.39m ²
Garage	34.58m ²
Portico	3.07m ²
TOTAL	181.21m²
Land Area	164.00m ²

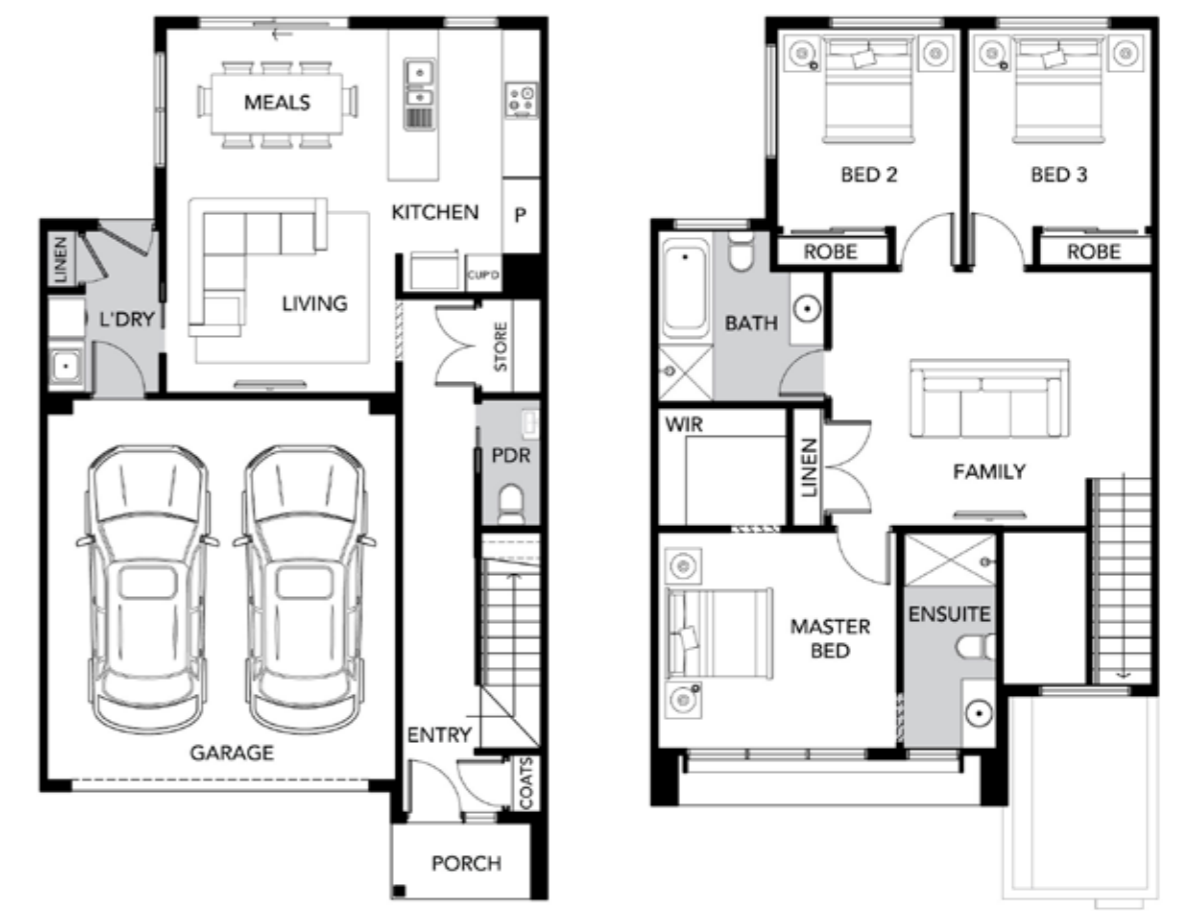
Applicable to Lots:
02, 05

The Berkley is a front-loaded townhome boasting an industry leading façade treatment you can be proud of. These 3 or 4 bedroom double storey homes feature 2 bathrooms and double car garage, in complete turnkey solutions that let you simply bring your furniture and move straight in.



Ground Floor

First Floor



Ground Floor

First Floor

NEWTOWN

3 2.5 2

Ground Floor	58.17m ²
First Floor	81.93m ²
Garage	34.58m ²
Portico	2.96m ²
TOTAL	177.64m²
Land Area	168.00m ²

Applicable to Lot: 06

The Newtown is double storey front loaded 3 bedroom, 2 bathroom, double car garage product. These double storey townhomes are defined by their elegant contemporary appeal and spacious interiors, giving new meaning to designer living.



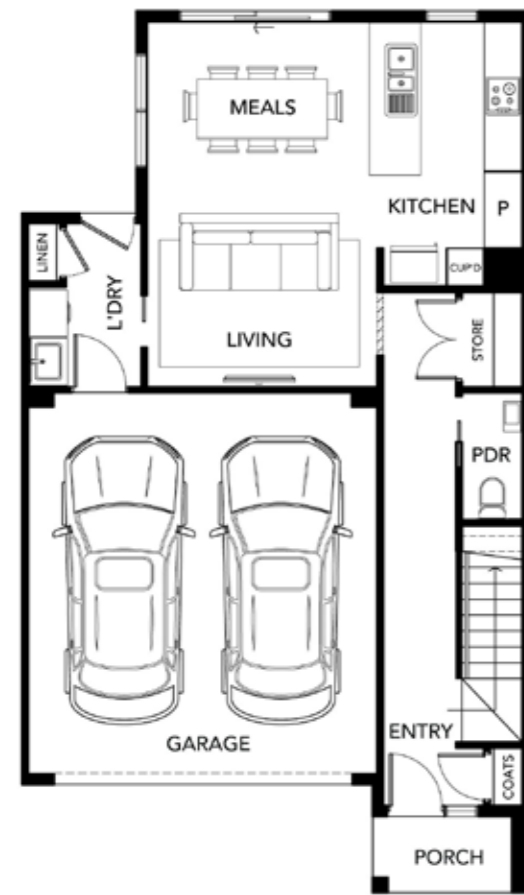
BOSTON

3 2.5 1

Ground Floor	51.60m ²
First Floor	69.09m ²
Garage	22.85m ²
Portico	2.83m ²
TOTAL	146.37m²
Land Area	126.00m ²

Applicable to Lots: 03, 04

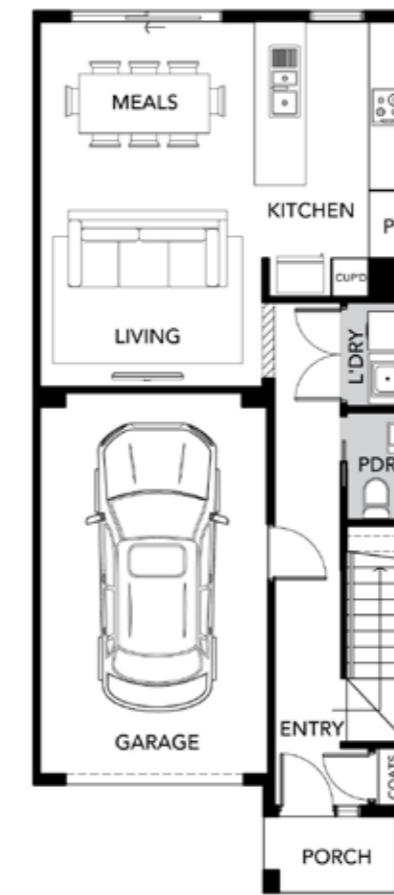
The Boston is a front-loaded townhome boasting an industry leading façade treatment you can be proud of. This 3 bedroom double storey homes feature 2 bathrooms and single car garage. Flow and comfort are emphasised throughout the generous floor plans of these 3 bedroom homes ready to move straight in with SOHO Livings full turnkey packages.



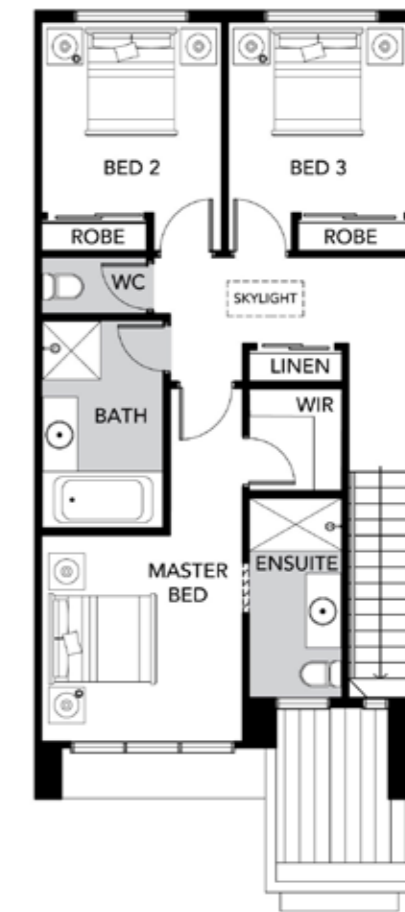
Ground Floor



First Floor



Ground Floor



First Floor



QUALITY WITHIN REACH

Development Victoria has partnered with market-leading Australian builders, Metricon and Soho Living to deliver highest quality, architect-designed contemporary townhomes for Habitas residents.



A project by



At Development Victoria we're passionate about making Victoria a great place to be. We create vibrant places across our state, through diverse and strategic property development and urban renewal projects.

We build great homes and communities where people and business can thrive, catering for different budgets, lifestyles and people.

Our homes are designed to be sustainable and affordable - giving more Victorians the opportunity to live where they want to be, without having to compromise on quality.

As the Victorian Government's development arm, we also revitalise iconic public buildings, create important cultural and recreational facilities and repurpose public land, for all Victorians.

We help create a better Victoria.

development.vic.gov.au

With a name you can trust, Metricon's mission is to build homes of the highest quality you can be proud to live in. You have peace of mind that your beautifully designed home has been built to last a lifetime.

townliving.com.au



Soho Living specialise in creating spaces that encourage physical and emotional connection to design. By employing dynamic thinking and fresh aesthetics, Soho developments create lasting, elegant neighbourhoods you'll love living in.

soholiving.com.au

HABITAS TOWNHOMES

RELEASE TWO

HABITAS
AURORA

A project by
 **DEVELOPMENT
VICTORIA**

 **VICTORIA**
State
Government

NATURE'S CALM

Live where calming green outlooks meet lively activity. Where natural beauty and tranquillity intersect with the flourishing, connected Aurora community. Habitas - a sanctuary you'll love coming home to.



Conservation Reserve



Aurora Town Centre Park

ESTABLISHED NEIGHBOURHOOD

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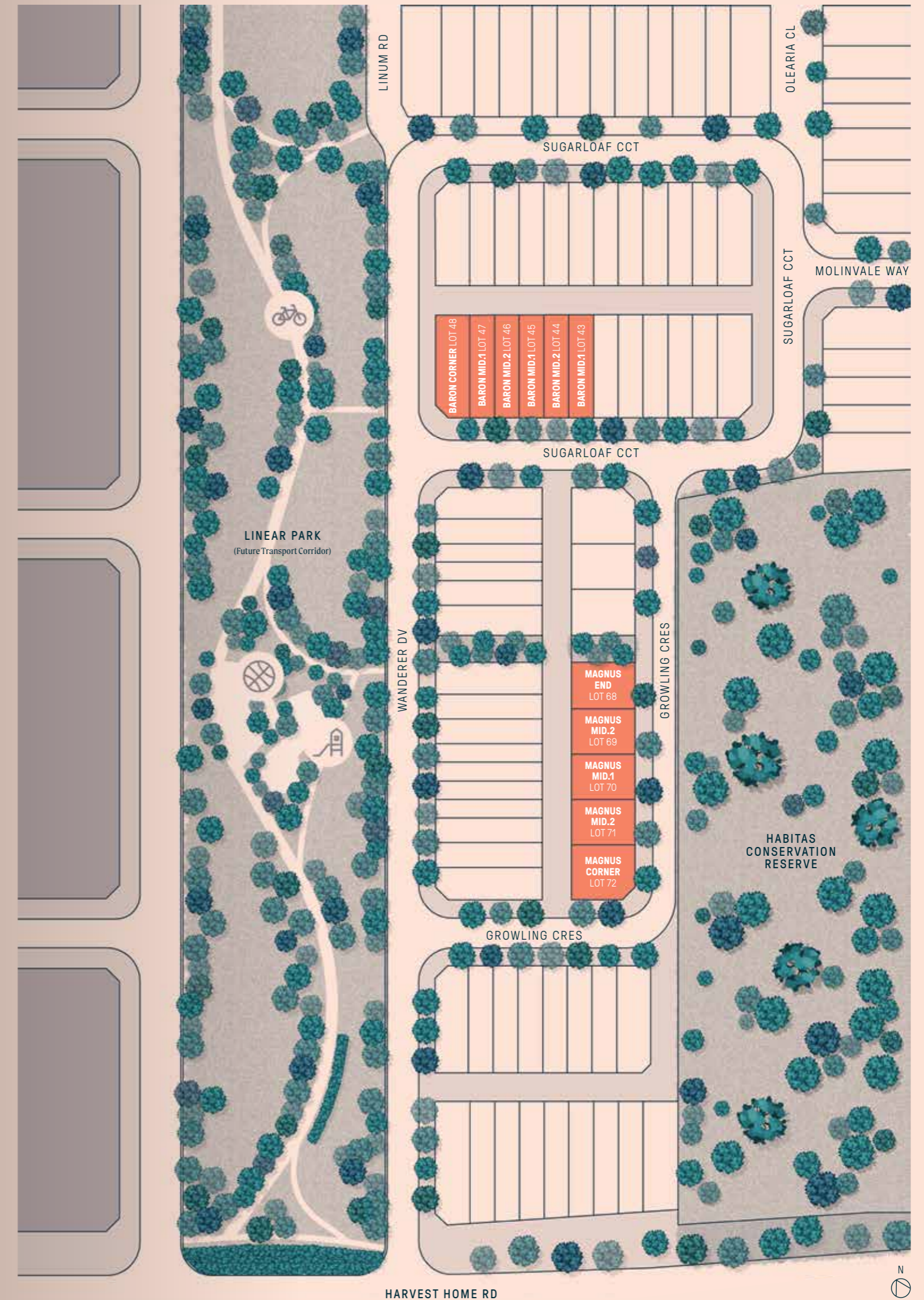
Aurora Village

Fringed by nature and adjacent to every convenience, this desirable haven represents the perfect blend of connection, amenity and accessibility.

Release two product range

Release two offers a selection of 3 bedroom townhomes. Flexible and functional, these exquisite contemporary residences have been designed with modern families in mind. Sleek spaces showcase impressive architectural style paired with exceptional comfort.

MAGNUS END TOWNLIVING BY METRICON	3	2.5	2
MAGNUS MID.1 & .2 TOWNLIVING BY METRICON	3	2.5	2
MAGNUS CORNER TOWNLIVING BY METRICON	3	2.5	2
BARON MID.1 & .2 SOHO LIVING	3	2.5	2
BARON CORNER SOHO LIVING	3	2.5	2



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Artist impression

LOT 72
MAGNUS CORNER

LOT 71
MAGNUS MID.2

LOT 70
MAGNUS MID.1

LOT 69
MAGNUS MID.2

LOT 68
MAGNUS END



**A HOME TO SUIT
EVERY LIFESTYLE**

TOWNLIVING™ | **m**
metricon

MAGNUS CORNER

3 2.5 2

Ground Floor	59.79m ²
First Floor	70.02m ²
Garage	39.19m ²
Balcony	5.89m ²
TOTAL	174.89m²
Land Area	198.00m ²

Applicable to Lot:
72

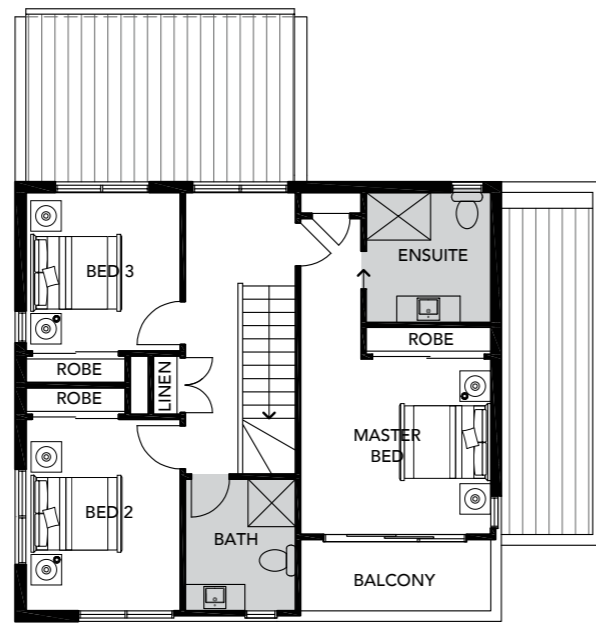
The light-filled ground floor features open plan living, with a spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all with built-in wardrobes. The master bedroom then indulges with its own ensuite and private balcony.



Artist Impression - Lot 72



Ground Floor



First Floor

MAGNUS END

3 2.5 2

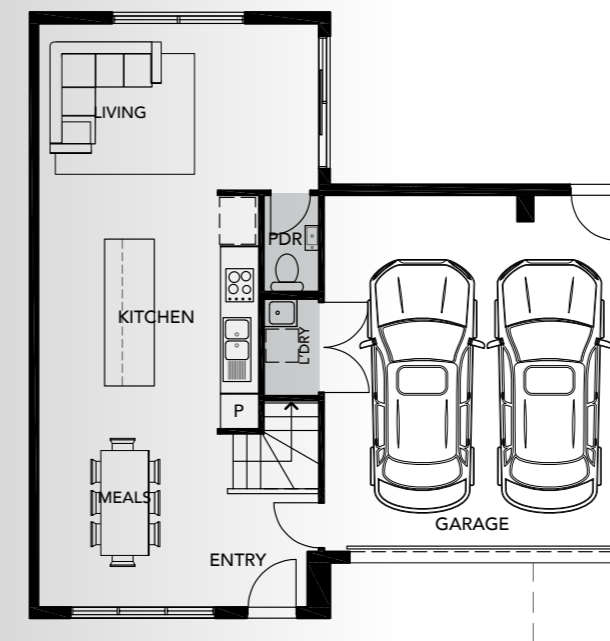
Ground Floor	59.23m ²
First Floor	69.59m ²
Garage	39.39m ²
Balcony	5.89m ²
TOTAL	174.10m²
Land Area	172.00m ²

Applicable to Lot:
68

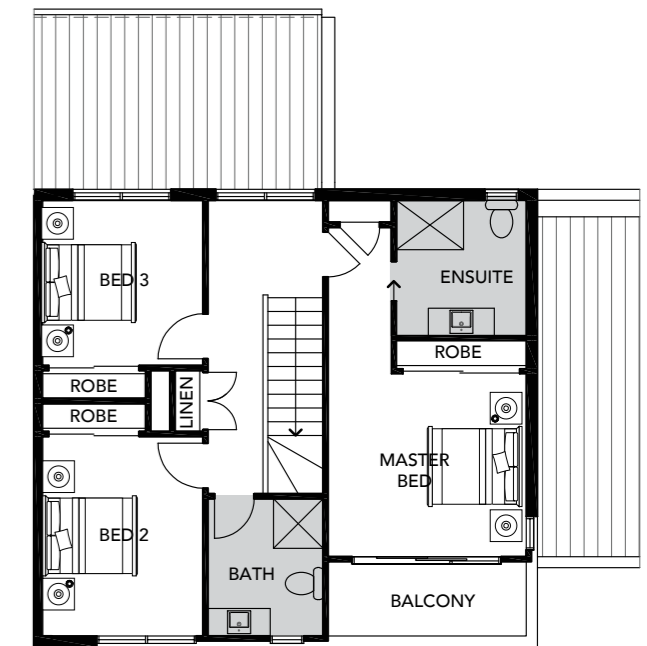
The light-filled ground floor features open plan living, with a spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all with built-in wardrobes. The master bedroom then indulges with its own ensuite and private balcony.



Artist Impression - Lot 68



Ground Floor



First Floor

MAGNUS MID.1

3 2.5 2

Ground Floor	59.23m ²
First Floor	69.59m ²
Garage	38.84m ²
Balcony	5.89m ²
TOTAL	173.55m²
Land Area	167.00m ²

Applicable to Lot:
70

The light-filled ground floor features open plan living, with a spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all with built-in wardrobes. The master bedroom then indulges with its own ensuite and private balcony.



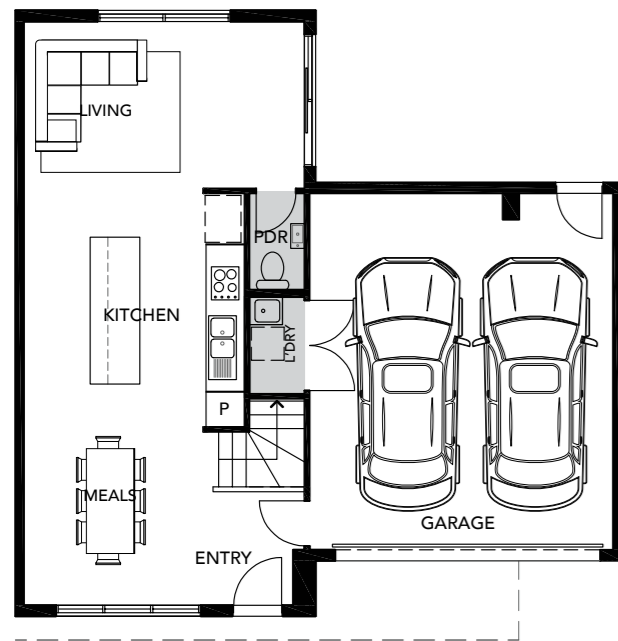
MAGNUS MID.2

3 2.5 2

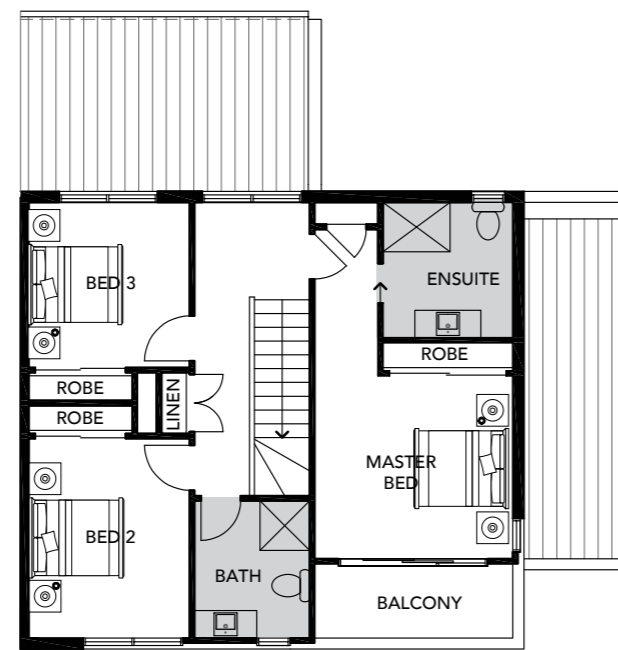
Ground Floor	59.84m ²
First Floor	68.28m ²
Garage	38.84m ²
Portico	3.92m ²
TOTAL	170.88m²
Lot 71 Land Area	167.00m ²
Lot 69 Land Area	168.00m ²

Applicable to Lots:
69, 71

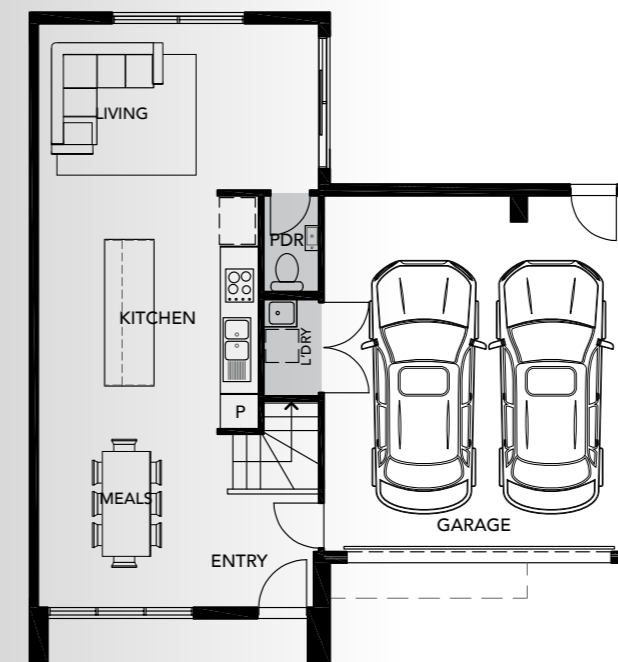
The light-filled ground floor features open plan living, with a spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all with built-in wardrobes. The master bedroom then indulges with its own ensuite.



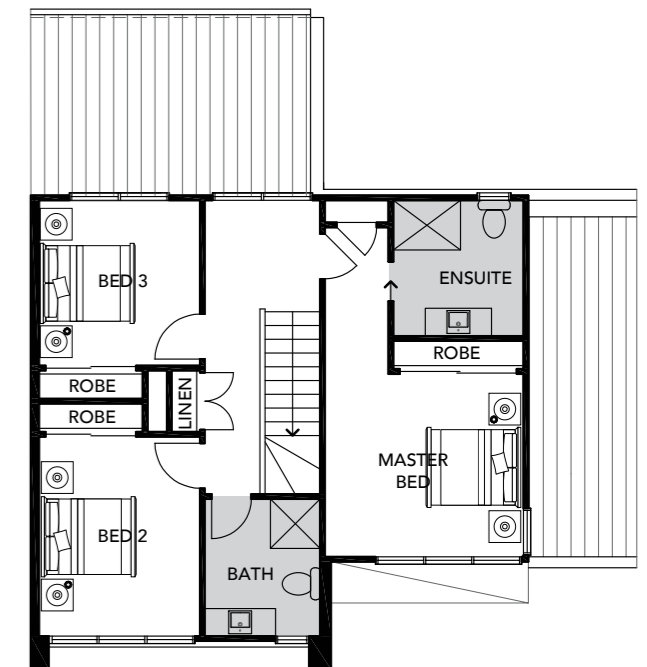
Ground Floor



First Floor



Ground Floor



First Floor

LOT 48
BARON CORNER

LOT 47
BARON MID.1

LOT 46
BARON MID.2

LOT 45
BARON MID.1

LOT 44
BARON MID.2

LOT 43
BARON MID.1



**LIVE SURROUNDED
BY STYLE**

SOHO
LIVING

BARON CORNER

3 2.5 2

Ground Floor	65.62m ²
First Floor	64.48m ²
Garage	38.82m ²
Porch	2.64m ²
Balcony	4.48m ²
TOTAL	176.04m²
Land Area	205.00m ²

Applicable to Lot:
48

The Baron Corner takes family living to the next level, with two living areas and a study. Upstairs features two bedrooms with built-in wardrobes and the master with ensuite, walk-in robe and access to the balcony. Its clever design lifts the lifestyle experience to another level.



Artist Impression - Lot 48

BARON MID.1

3 2.5 2

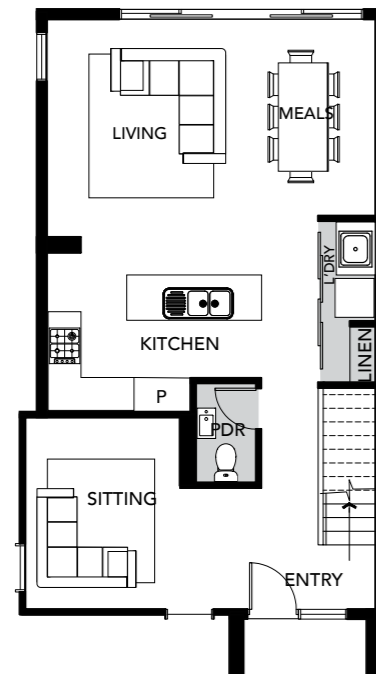
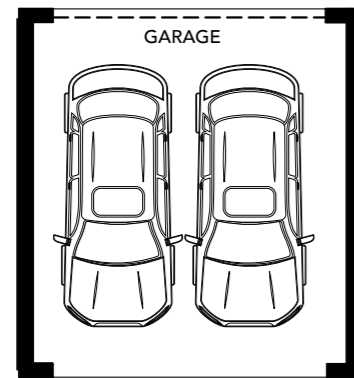
Ground Floor	64.22m ²
First Floor	64.22m ²
Garage	38.82m ²
Porch	2.74m ²
Balcony	4.80m ²
TOTAL	174.80m²
Land Area	150.00m ²

Applicable to Lots:
43, 45, 47

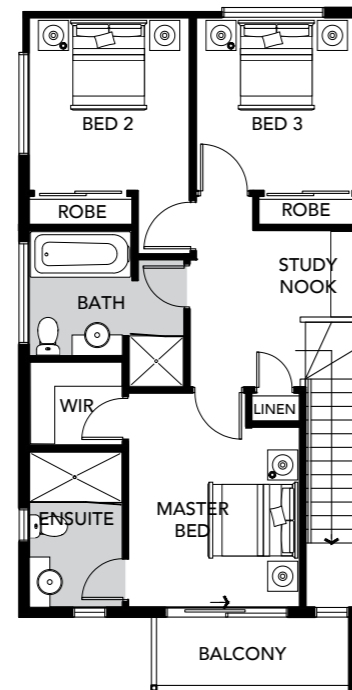
The Baron offers three bedrooms, including master bedroom with a separate ensuite bathroom and walk-in robe as well as two other bedrooms with built-in wardrobes. The kitchen, dining and living area link seamlessly, flowing towards the outdoor living - perfect for entertaining.



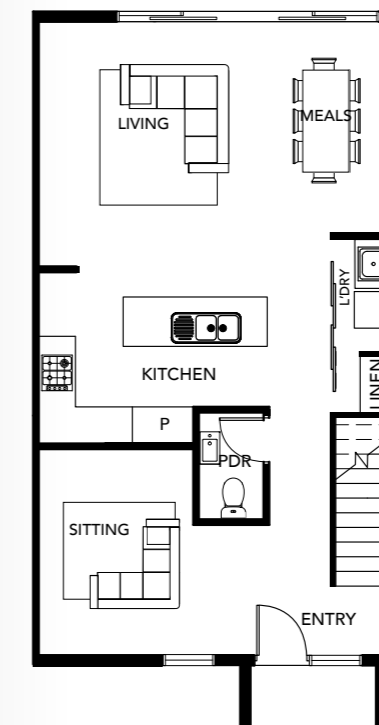
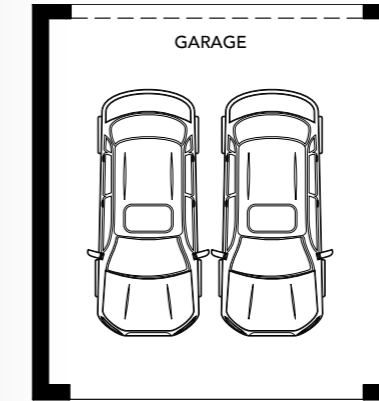
Artist Impression - Lot 45



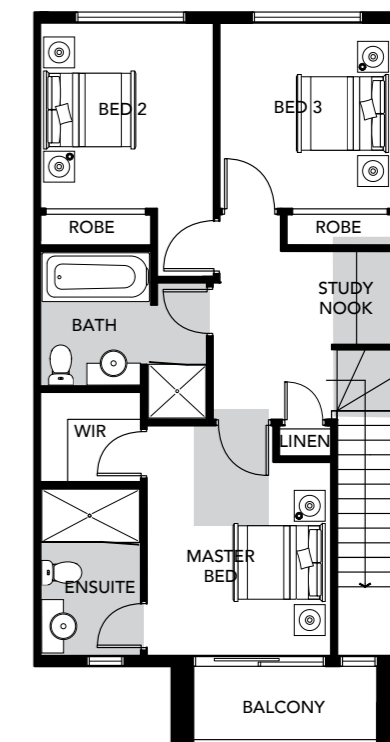
Ground Floor



First Floor



Ground Floor



First Floor

BARON MID.2

3 2.5 2

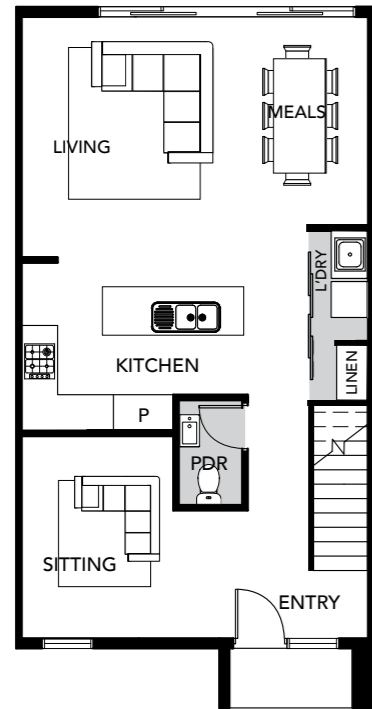
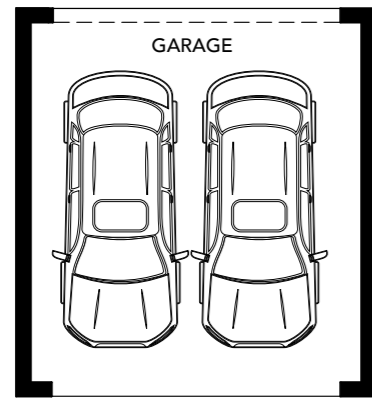
Ground Floor	64.22m ²
First Floor	64.22m ²
Garage	38.82m ²
Porch	3.97m ²
Balcony	4.81m ²
TOTAL	176.04m²
Land Area	150.00m ²

Applicable to Lots: 44, 46

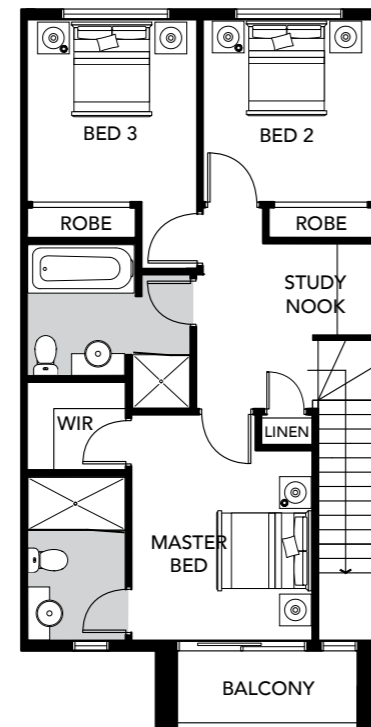
The Baron offers three bedrooms, including master bedroom with a separate ensuite bathroom and walk-in robe as well as two other bedrooms with built-in wardrobes. The kitchen, dining and living area link seamlessly, flowing towards the outdoor living - perfect for entertaining.



Artist impression - Lot 46



Ground Floor



First Floor

QUALITY WITHIN REACH

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A project by



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We help create a better Victoria.

development.vic.gov.au

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townliving.com.au

SOHO LIVING

SOHO Living specialise in creating spaces that encourage physical and emotional connection to design. By employing dynamic thinking and fresh aesthetics, SOHO developments create lasting, elegant neighbourhoods you'll love living in.

soholiving.com.au

habitasaurora.com.au

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Sales Centre

Cnr Harvest Home Rd & Whitelight Ave, Epping

Development Site

286 Harvest Home Rd, Wollert

A project by



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