

LIFESTYLE LIVING

NEW HOMES & LAND DEVELOPMENTS

The Heights

BY ASSET 1 & RIVERLEE



Sit back and watch the sunset over the surrounding hills from Geelong's newest master-planned estate, The Heights. A fast-tracked release of the second stage of the 139-lot boutique development has just been announced following the sales success of its first 34 land parcels.

The Heights, on the banks of the Moorabool River in Herne Hill, is on undulating land that promises to deliver panoramic views over the open green plains below and proximity to the neighbourhood's established facilities.

Joint developers Asset 1 and Riverlee have created larger-than-average lots to give buyers a wealth of choice. Blocks range from 448 square metres to 1693 square metres.

Asset 1 sales director Mark Adams puts the project's recent sales success down to 'The Heights' larger lots, beautiful outlook and the amenities incorporated into the master plan.

When completed, the estate will cover 51 hectares, with 5.2 hectares of planned open space. This includes a proposed junior football oval, playgrounds and parkland.

"New land opportunities are rare within the West Geelong area, so we have received a substantial amount of interest from local buyers who were looking to remain in the area but searching to upgrade to their second or third family home," Mark says.

"We are selling 32 lots within stage two and expect the demand from owner-occupiers will continue as they are attracted to the convenient location of The Heights, within close proximity of schools, shopping centres and universities, making it the perfect location for families."

The Heights, accessed from the end of Church Street, sits on old pastoral land that once formed part of the Hennessy farm. One

of the distinctive features in the vista is the old limestone conveyor belt that once formed part of the nearby limestone operation. More than 100 years old, it has a heritage listing and is significant because of its association with Geelong's long history of cement production.

Under the master plan, most of the future recreation space will be near the Moorabool River. Locals say you can fish for redfin and eels from the riverbank. Walking and cycling paths in the development will link with existing pathways to create easy access to the river and schools such as Kardinia College.

The Heights is ideal for families with school-aged children. There are 17 primary and secondary schools within a short drive, including those in the prestigious Newtown education precinct.

An interactive display screen at the land sales office gives detailed information on the location of each school and how long it would take to drive, ride or walk there. Geelong College is a five-minute drive away.

Residents will also enjoy the benefits of living near the popular Pakington Street shopping and cafe strip. The estate will eventually link with the Fyansford community and the facilities that go with it.

With purchasers given several years to start building, there's time to design their dream home. The developer encourages creativity in facade designs and floor plans that take advantage of the view. Most buyers are working with custom builders to get the right design for their block and lifestyle.

"They are all going to be quality and different. Everyone can design specifically for them. It is going to be a premium area," says The Heights' agent Leonie Sexton. ●

NICOLE MAYNE
nmayne@theweeklyreview.com.au

(SUPPLIED)

"THE HEIGHTS, WITHIN CLOSE PROXIMITY OF SCHOOLS, SHOPS & UNIVERSITIES, IS THE PERFECT LOCATION FOR FAMILIES" - MARK ADAMS



THE BUILD

Block sizes \ 448-1693 square metres

Sales office \ 355 Church Street, Herne Hill

Open \ Noon-5pm Saturday to Wednesday

Phone \ 1800 843 434

» theheightsgeelong.com.au

