ASTON GROVE

BRIDGEMAN DOWNS

Mirvac is proud to bring you
Aston Grove, premium land
in the prime position
of Bridgeman Downs

by mirvac

Mirvac is renowned for creating outstanding places to live, work and invest. Established in 1972, Mirvac is a leading brand in Australian property, consistently delivering innovative and high quality products that exceed expectations. Our success comes from listening to our customers and responding to their needs. We believe that stringent project control is key to delivering outstanding places to live and work.

With a focus on both style and function, Mirvac has a fundamental understanding of how to create value through uncompromising levels of comfort and quality while creating great investments for the future.

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ENRICH YOUR PERSPECTIVE

Aston Grove by Mirvac is an exquisite community offering premium land within prestigious Bridgeman Downs. Nestled among green, rolling hills just a mere 12km from Brisbane CBD, this sought-after neighbourhood is renowned for its luxury homes and lavish parcels of land.

Discover the perfect opportunity to build your dream home within a peaceful, esteemed community. Each home site has been designed to enjoy the best possible aspect, with a selection of elevated lots presenting stunning outlooks across rolling hills, green corridors and natural bushland. Aston Grove offers a variety of living options perfect to lay the foundations of your own personal paradise. This truly unique mix of location, lifestyle and prestige ensures an enriched life.

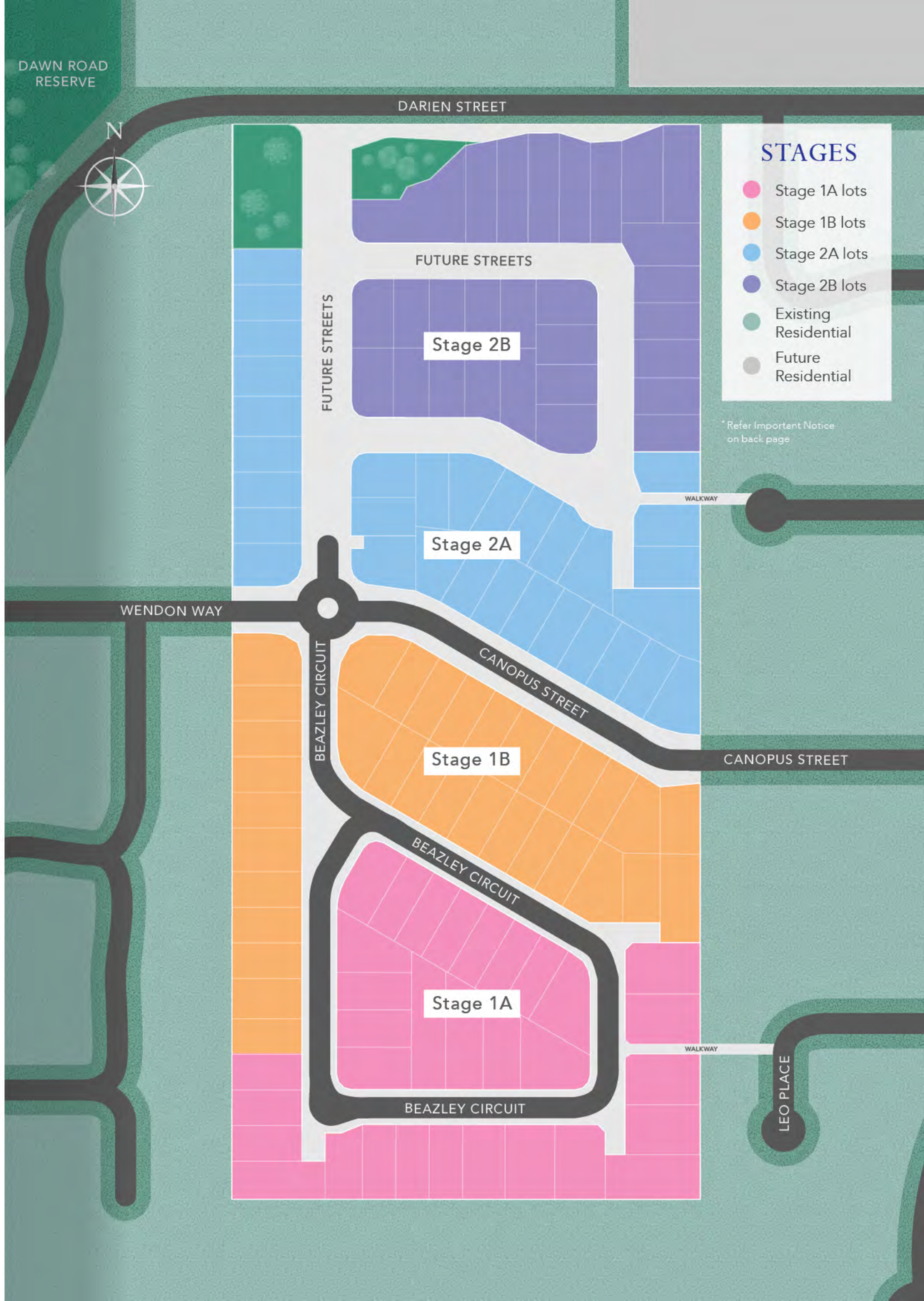
A SANCTUARY BESIDE THE CITY

A stone's throw from the city, Aston Grove is in good company amidst one of Brisbane's most desirable neighbourhoods. Enjoy the finest life has to give with natural bushlands, playgrounds and nature trails within 200m walk, along with close proximity to local shopping destinations, schools and parks. To ensure you stay connected, the bus link is a mere 350m away, providing direct access to the CBD. Local arterial roads provide quick, easy access to the Gold and Sunshine Coasts, and proximity to Brisbane Airport means you live close to it all while enjoying a peaceful, natural sanctuary.

* Refer Important Notice on back page

THE MASTERPLAN

Consciously planned for those who enjoy the finer things in life, Aston Grove offers an immaculate setting to build the home you've always dreamed of. Develop your own unique layout with a builder of your choice or work with one of our selections from Queensland's finest, offering a range of their most sought after designs. With a limited release of home sites, the masterplan sets a balance between the elements necessary to ensure an idyllic, private community.



A sanctuary
with the world
at its fingertips

A CONNECTED COMMUNITY

Experience the joy that comes from living within a connected, caring community. Aston Grove is enveloped in amenity, with shopping, entertainment and public transport right on your doorstep. Pick up a fresh loaf of bread from the bakery or drop into a local café that knows your name and order the moment you step through the door. Even with close proximity to the city, living a quiet life in natural surrounds is easy with parks and walking trails a quick stroll down the street.

SCHOOLS

1 Albany Creek State High School
2 Albany Creek Primary School
3 Albany Hills State School
4 Aspley State School
5 McDowall State Primary
6 Aspley State High School
7 Craigslea State High School
8 Northside Christian College
9 St Paul's School
10 Prince of Peace Lutheran College
11 St Joseph's Nudgee College

PARKS

1 Wendon Way Park
2 Dawn Road Reserve
3 Chermside Hills Reserve
4 Phillip Vaughan Park
5 Mahaca Park
6 Bunyaville Forest Reserve

SHOPPING

1 Westfield Chermside
2 Aspley Hypermarket (Coles, K Mart, Aldi)
3 Metro on Beckett shops
4 McDowall Village Shopping Centre (Supa IGA)
5 Carseldine Central Shopping Centre (Woolworths)
6 Woolworths Market Place
7 Aldi Albany Creek
8 Albany Creek Square (Coles)
9 Carseldine Farmers Markets

DINING / CAFES

1 Twin Village Coffee
2 The Greek at the Creek
3 Eden Gardens Carseldine
4 Deja Bru Café
5 Ramekins Café
6 Portabella Restaurant

ENTERTAINMENT

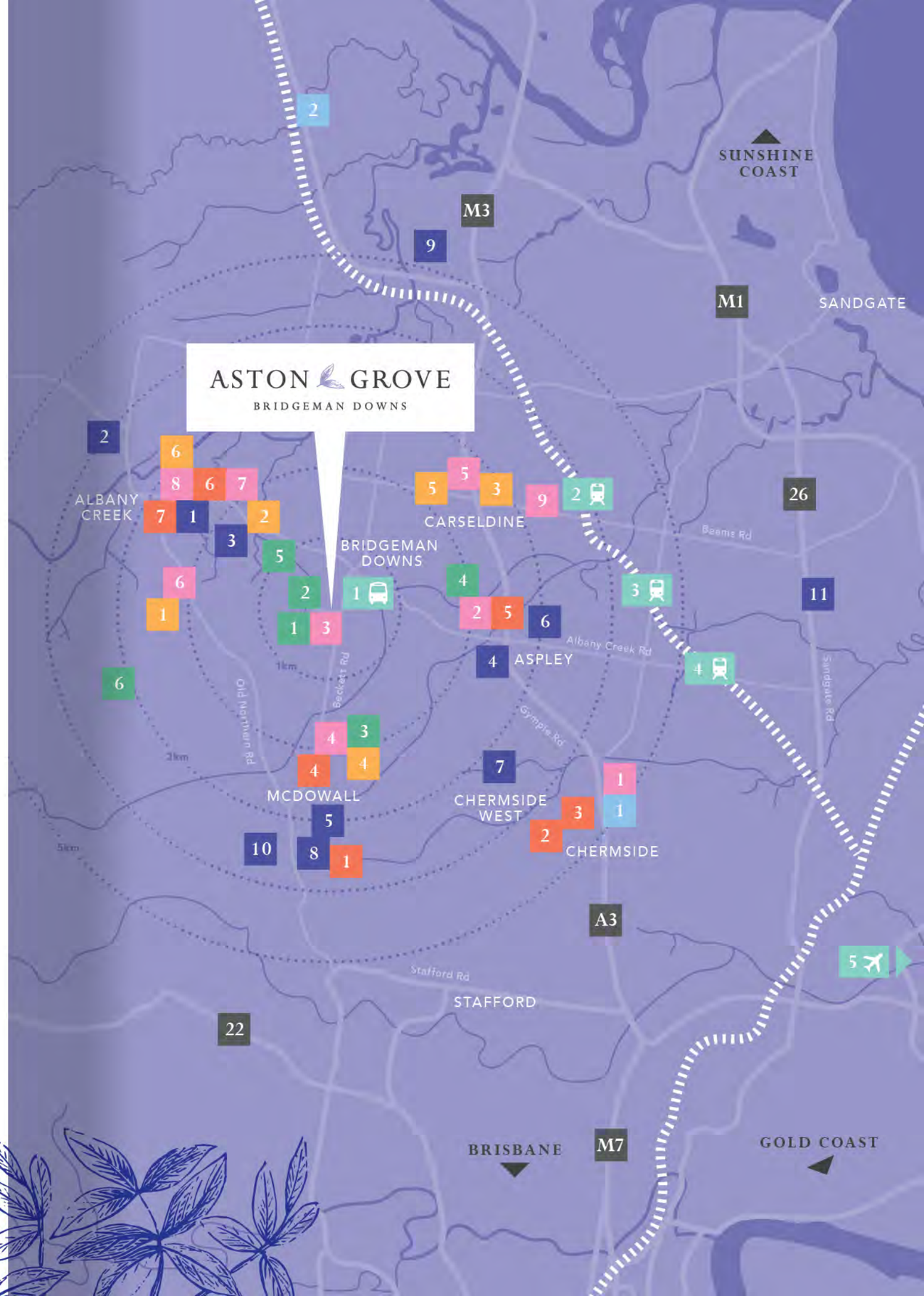
1 Event Cinemas Chermside
2 Event Cinemas Strathpine

TRANSPORT

1 Bus 350 & 351
2 Carseldine Train Station
3 Zillmere Train Station
4 Geebung Train Station
5 Brisbane Airport

HEALTH & WELLBEING

1 North West Private Hospital
2 The Prince Charles Hospital
3 Holy Spirit Northside Private Hospital
4 Jetts Fitness McDowall
5 Jetts Fitness Aspley
6 Jetts Fitness Albany Creek
7 Snap Fitness Albany Creek



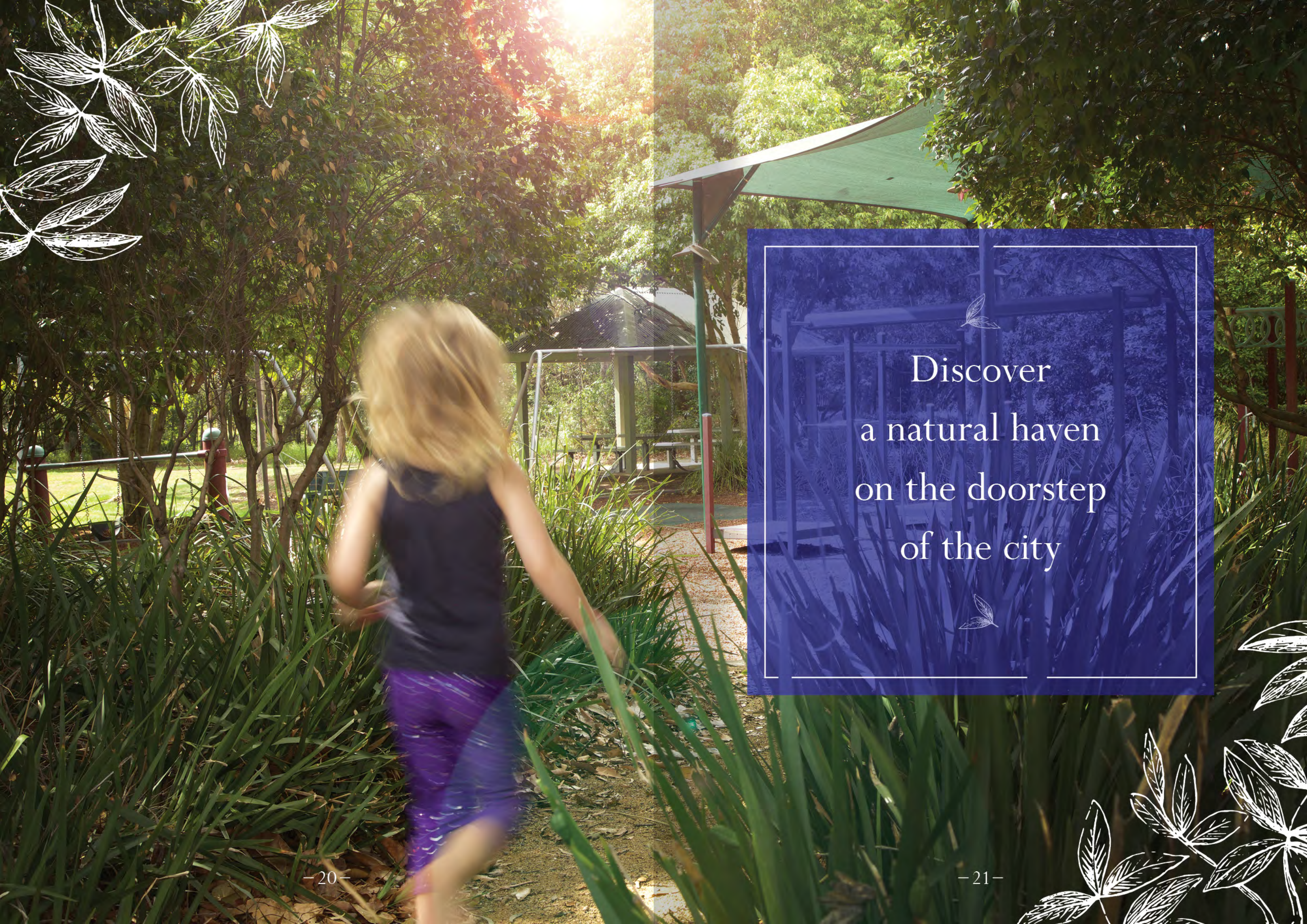
A HOME WHERE NATURE & NURTURE ARE ALWAYS CLOSE BY

POSTCARD VIEWS AT HOME

From its commanding position, Aston Grove is designed to take full advantage of the breathtaking outlook. Fill each day with natural beauty from select land lots offering views over leafy rolling hills or picturesque community landscapes.

A RICH HERITAGE

While the Aston Grove community is laying new roots, the surrounding land is steeped in history. At the centre point of the estate you'll find an iconic bottle tree that has been part of the Bridgeman Downs landscape for many years. As a further mark of respect to the heritage of this special piece of land, the street names have been linked back to the local community, including the previous landowners. Aston Grove is a community that invites you to make new memories in a place that honours its residents' local heritage.



Discover
a natural haven
on the doorstep
of the city

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IMPORTANT NOTICE

Masterplan: The masterplan was prepared prior to construction and is indicative only and not intended to be a true representation of the final product as developed. This masterplan is believed to be correct as at May 2015, but is not guaranteed. Changes may be made to all aspects of the development (including, without limitation, to the layout, composition, streetscape, dimensions, specifications) during the development without notice. Dimensions are approximate only and may be the sum of multiple truncations. Lots may be subject to easements and covenants. Please refer to the contract plans and specifications, as this master plan is for general guidance only. Amenities: References to amenities, shopping, entertainment and public transport is believed to be correct as at May 2015. Views: The photos contained in this brochure are for illustrative purposes only. Views will vary depending on position of lot within Aston Grove. Mirvac does not warrant that the views as shown will not change. Views are likely to be impacted by future development of Aston Grove and adjacent properties. References to time, distances and localities are approximate only.

General: While care has been taken to ensure that all information contained in this brochure is accurate, Mirvac do not represent or warrant the accuracy. This brochure is for marketing purposes only and should not be relied upon when making a decision to purchase. Purchasers should make their own enquiries and where applicable, obtain appropriate professional advice as to their particular circumstances. All purchases are subject to contract terms. Mirvac is not liable for any loss or damage suffered as a result of any purchaser's reliance on any information in this brochure. Version 1 – May 2015