

Welcome to your vibrant, new community. Ideally located between the City and the Valley, Iluma is central to all of Perth's most exciting and idyllic surrounds.



Our Community

- Approximately 600 homesites offers a variety of block sizes and frontages.
- 6 landscaped parklands, a central boardwalk and an impressive light filled sculpture.
- Open and active spaces, sporting facilities, and areas of retreat.
- Safe, well-lit streets, footpaths and cycle lanes connect the entire neighbourhood.
- Only 25 minutes to the CBD, beach, and just 10 minutes to Guildford and the Swan Valley.

- Access to major arterial routes, including Reid Highway and well-serviced bus lines.
- Nearby primary and secondary schools, daycare and early learning centres.
- Major shopping centres, local vendors and farmers' markets.
- On the doorstep of award-winning vineyards and craft breweries, exceptional restaurants, cafes, and specialty provedores.



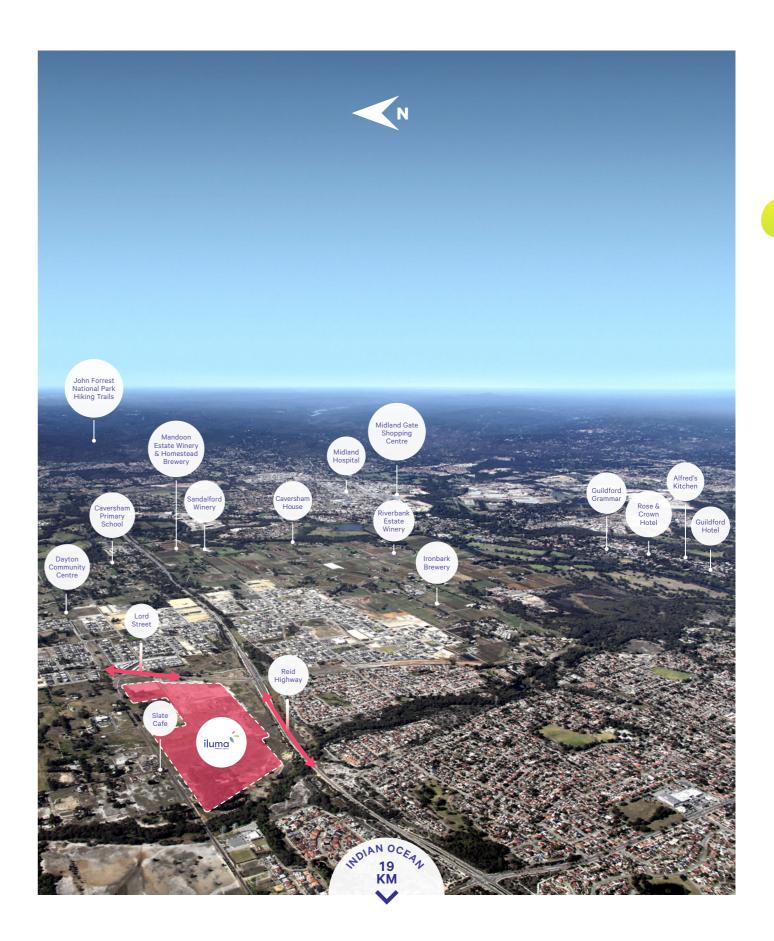


Vibrant living

The City

Perth City 17.4km

The Valley





Recreation

- Dayton Community Centre
- Proposed District Playing Field
- · Whiteman Park
- Altone Park Recreation Centre

Swan Valley

Lifestyle

Margaret River

Chocolate Factory

· Ironbark Brewery

Sandalford WineryMandoon Estate &

Shopping

 Caversham Village Shopping Centre
Bennett Springs Shopping Centre

Homestead Brewery

• Slate Café

Caversham House



Schools

- Caversham Primary
- Beechboro Christian College
- Kiara College
- Riverlands Montessori School



Shopping

- Midland Gate Shopping Centre
- Morley Galleria Shopping Centre
- Malaga Markets



Schools

- Hampton SHS
- · Guildford Grammar School
- St Brigid's Catholic School
- · La Salle College
- Edith Cowan University



Swan Valley Lifestyle

- RiverBank Estate
- Rose & Crown Hotel
- Elmar's in the Valley
- Guildford Hotel
- Alfred's Kitchen
- The Cheese Barrel



Transport

- Bassendean Train Station
- Guildford Train Station
- Midland Train Station



Recreation

• Bells Rapids

iluma

Within 20km

· John Forest National Park



Medical

 St John of God Midland Public & Private Hospital









iluma.mirvac.com