

Current Subdivisions | Developments

PROJECT Location	Project Value	Description
CRYSTALBROOK Kilcunda	\$11m	52 lot subdivision in picturesque Kilcunda. Stage 1a comprising 11 lots is complete, Stages 1b and 2 are near complete.
WHITEHILL Lang Lang	\$12m	Potentially 80 lots. First 67 lots constructed with 6 remaining to be sold. Planning application for the remainder is in progress.
CERES Hobart	\$16m	Jointly project managed with New Ground Project Management. This existing 8 storey commercial building is being refurbished, and a future upgrade will include a further four floors of luxury penthouses offering magnificent views over St Davids Park, Salamanca Place, the Derwent River and Mt Wellington. Redevelopment of the building is on hold pending an uplift in market conditions, however refurbishment has commenced. The building is fully tenanted.
SHINGLERS RIDGE Leongatha	\$9m	Now completed, there are 81 lots ranging in size from 775 to 1654sqm to complement the site topography. This development includes sensitive drainage solutions, and over one hectare of recreation reserve. Only 17 lots remain unsold.
THE GREEN Launceston	\$40m	80ha at Rocherlea, Launceston the planning approval is for 472 residential lots ranging from high density to medium density. Stage 1 comprising 18 lots is complete, with 5 lots remaining to be sold. An associate company in Tasmania known as Bretos Project Management handles the operational aspect of this project.
ISLAND VIEW San Remo	\$47m	Planning Approval for 216 lots on a sloping site overlooking Westport at the seaside town of San Remo. Stage 1 comprising 11 lots has been completed, and there are now 34 presales in stages 1-3 totalling \$8.4m. Subject to funding approval construction of stages 2 & 3 will commence shortly.
SUMMERFIELDS Wonthaggi	\$20m	196 lots at approx 600sqm each. Planning approval is complete, and stage 1 comprising 14 lots is due to commence early 2016.
LANGLEY PARK Lang Lang	\$30m	182 lots in the order of 700sqm with significant wetlands / recreation reserves. Planning approvals are complete, and detailed engineering design is underway. Construction expected to commence mid-2016.

Completed Subdivisions | Developments (Since 1998)

PROJECT Location	Project Value	Description
WATERVIEW RIDGE Mount Martha	\$70m	Offering a prestigious new address in Mt Martha with magnificent views across Port Phillip Bay, this sensitive development features 176 home sites averaging 1500sqm with socially conscious covenants. Lot orientation allows homeowners to optimise solar energy, while innovative stormwater management reflects today's growing need to respect and protect our natural environment. Many trees and plants used in the landscaping were propagated from seeds collected on the site or in nearby bushland.
OSBORNE RISE Mount Martha	\$16m	The site was originally pegged for a retirement village but a vision for a residential development instigated its purchase. Within 12 months the land was acquired, permit granted and construction completed with well over half sold. A true testament to the competency of consultants engaged by Wallis Watson. One of the last land releases in Mt Martha Osborne Rise comprises 52 lots sized from 438 to 878sqm only minutes from all the Mornington Peninsula has to offer.
VALLEY VIEWS Korumburra	\$8m	This residential subdivision, set in a picturesque valley in the heart of Korumburra, features 75 lots ranging from 610 to 5932sqm. The various sizes meeting the differing needs of purchasers. Careful consideration was given to the extensive landscaping and water treatment to protect and improve the valuable local asset that is Foster Creek. \$300,000 was invested in the landscape and bio-retention planting.
SANDSTONE Bittern	\$5m	24 fully serviced home sites varying in size from 554 to 793sqm. This development offered easy access to surrounding amenities and street-scaping complemented nearby wetlands and extensive walking tracks. All 24 lots sold within a matter of weeks of being on the market.
TRAFFORD RIDGE Carrum Downs	\$16m	104 lots sized from 450 to 700sqm. This residential subdivision offers treed parklands and close proximity to excellent schools, recreation reserves, entertainment and major arterials for commuters. Strict covenants protect the home sites and promote a neighbourhood of superior homes.
ISLAND GRANGE Cowes	\$18m	Originally purchased with a view to subdividing into 56 residential allotments of approximately 4,000sqm, this site was sold prior to development.
ROSEWOOD GROVE Cranbourne	\$13m	78 residential lots. The subdivision was carefully planned to appeal to first-home buyers. Extensive native planting encouraged local birdlife to the generously landscaped parklands whilst protective covenants fostered relaxed living in a family friendly neighbourhood.
OUTRIGGER Inverloch	\$14m	This project comprised 94 generously proportioned lots, modern street design, children's playground and protective covenants, all an approximate 400m walk to a popular patrolled surf beach.
SUMMERFIELDS Mornington	\$68m	Summerfields comprised two separate parcels that produced 464 lots ranging from 900sqm to 1,500sqm. It is the highest quality residential estate in Mornington, enhanced by a 4.4 hectare public parkland comprising water features, playground, picnic area and lookouts nestled into extensive bushland.
THE GRANGE Mount Martha	\$18M	66 lots averaging 850sqm. Blossom trees used in the streetscape complement the 120-year-old cherry plum trees carefully preserved on this boutique estate. Footpaths throughout the estate form part of the pedestrian circuit, making it an easy walk to the nearby shopping centre and primary school.
BENTON GRANGE Mornington	\$19m	With more than 20% open space and a serpentine wetland, designed to retain biodiversity in nearby Balcombe Creek, Benton Grange provided a rural residential option of 38 lots close to Mornington. Pedestrian access was a priority, with walkways connecting the estate to the adjoining Summerfields estate and Mornington's newest shopping centre and primary school. In 2001 Benton Grange received a Judges' Commendation from the Urban Development Institute of Australia (UDIA) for its innovative approach to the environment which solved an existing drainage problem.
CANTERBURY PARK Mornington	\$63m	275 lots - this marked the beginning of what is now known as East Mornington. The success and quick buy up of the initial releases led to the Victorian Education Department purchasing a parcel of land which went on to become 'Bentons Junior College' to service the new family friendly neighbourhood. Altogether a first class subdivision.
NORTHERN SHORES Cowes	\$24m	This project comprised 126 lots averaging 650 - 700sqm. The estate was complemented by a children's playground and extensive drainage solutions. The non-standard street lighting was a first for Phillip Island.

1A MAIN STREET Mornington	\$11m	Commercial and retail development at the 'beach end' of Mornington's Main Street houses one of the town's most popular dining destinations and became an overnight landmark.
MARTHA SHORES Mount Martha	\$18m	Despite being completed in 1999, these 34 luxury townhouses have maintained a modern appearance, perhaps owing in part to the luxury fittings and fixtures employed throughout in addition to their classic clean lines.
356 MAIN STREET Mornington	\$8m	Quickly considered one of Mornington's landmark buildings. Two storeys provide office accommodation for three businesses. Its modern facade belies comfortable and stylish appointments in a spacious environment.
WATT ROAD Mornington	\$12m	10 showroom / warehouse units created in an existing industrial area of Mornington to cater for the growing need for quality accommodation.

Future Subdivisions | Developments

PROJECT Location	Description
MARRAKAI Cobram	Planning permits exist for a residential development and caravan park. Construction is on hold pending a market uplift.
NIMOOLA Rutherglen	Planning permit for residential awaiting market uplift.
BOTANIC PARK Botanic Ridge	6ha site that has been included in a PSP (Precinct Structure Plan) as being reserved for future recreation / playing fields. It will be compulsorily acquired when surrounding development warrants its use, and sufficient funds are available from the mandatory Developer Contributions.
SEASCAPE Cape Paterson	Included within the Town Boundary for future residential purposes this 52ha site is expected to be rezoned within 18 months to produce approx 400 lots.
YANNATHAN ROAD Nyora	This 75ha site is in its final throes for rezoning to residential - After extensive studies and community consultation Council has requested that Minister rezone the land forthwith.
SUNDERLAND BAY Phillip Island	This 22ha rural property is currently subject to an application for planning approval for a caravan park.
INVERLOCH ROAD Wonthaggi	Future industrial development over 7.5ha and commercial over 15ha, both pending market uplift. Both sites are zoned for proposed use but planning permits will not be obtained until final uses are determined.