



WILLOWDALE

BEST
MASTERPLANNED
COMMUNITY
2018

UDIA & URBAN
TASKFORCE

WINNER

BEST
MASTERPLANNED
COMMUNITY
2019

PROPERTY COUNCIL
OF AUSTRALIA

WINNER



Stockland

TRIBECA



STOCKLAND'S
WILLOWDALE

1300 TRIBECA

tribeca.com.au



A place to call home

Welcome to the lifestyle you've always dreamed of. Surrounded by wide-open space, and close to schools, shops and transport. Where picnics in the park, serene nature trails and neighbourhood events are a part of your every day.

Masterplanned to grow with its residents, Willowdale will always feel like home. Discover a special place where family, friends and lifestyle all come together, and be inspired by endless possibilities.





Where the everyday comes to life

Surrounded by breathtaking landscapes, Willowdale's abundance of green open spaces, including playgrounds and walking and cycle paths, encourages healthy and active living for residents of all ages. Designed with a focus on sustainability and wellbeing, Willowdale has been recognised by Green Building Council Australia as a 6-Star Green Star community. The award-winning masterplanned community offers a stunning collection of terrace homes, a range of completed homes, home and land packages and land sites to suit all budgets and lifestyles. Plus, if you're looking for a village designed with you in mind, Willowdale's Retirement Village is an excellent option for the over 55s.

Willowdale families enjoy the convenience of shopping, parks and a future sportsfield as well as a range of nearby schools and facilities. This is a community you'll feel a part of, giving you and your family endless opportunities to connect and socialise with your neighbours.

You'll never be far away from somewhere for you or the kids to run wild, with a choice of neighbourhood parks including a dedicated off-leash dog park for your four-legged friend. Willowdale Park boasts almost 3 hectares of sweeping green space, with a scooter and bike track, a small amphitheatre, BBQ and picnic areas. It also boasts a playground for all ages, including a flying fox, a waterplay area, a hilltop adventure, an aerial walkway and a timber cubby house with a slippery slide.

At Willowdale Community Place, adults and children alike can enjoy free monthly activities including walking groups, community sport, playgroup and seasonal events.*

*These are examples of initiatives that are offered at Willowdale at the time of creation of this brochure. These initiatives are subject to change and may not continue in the future.



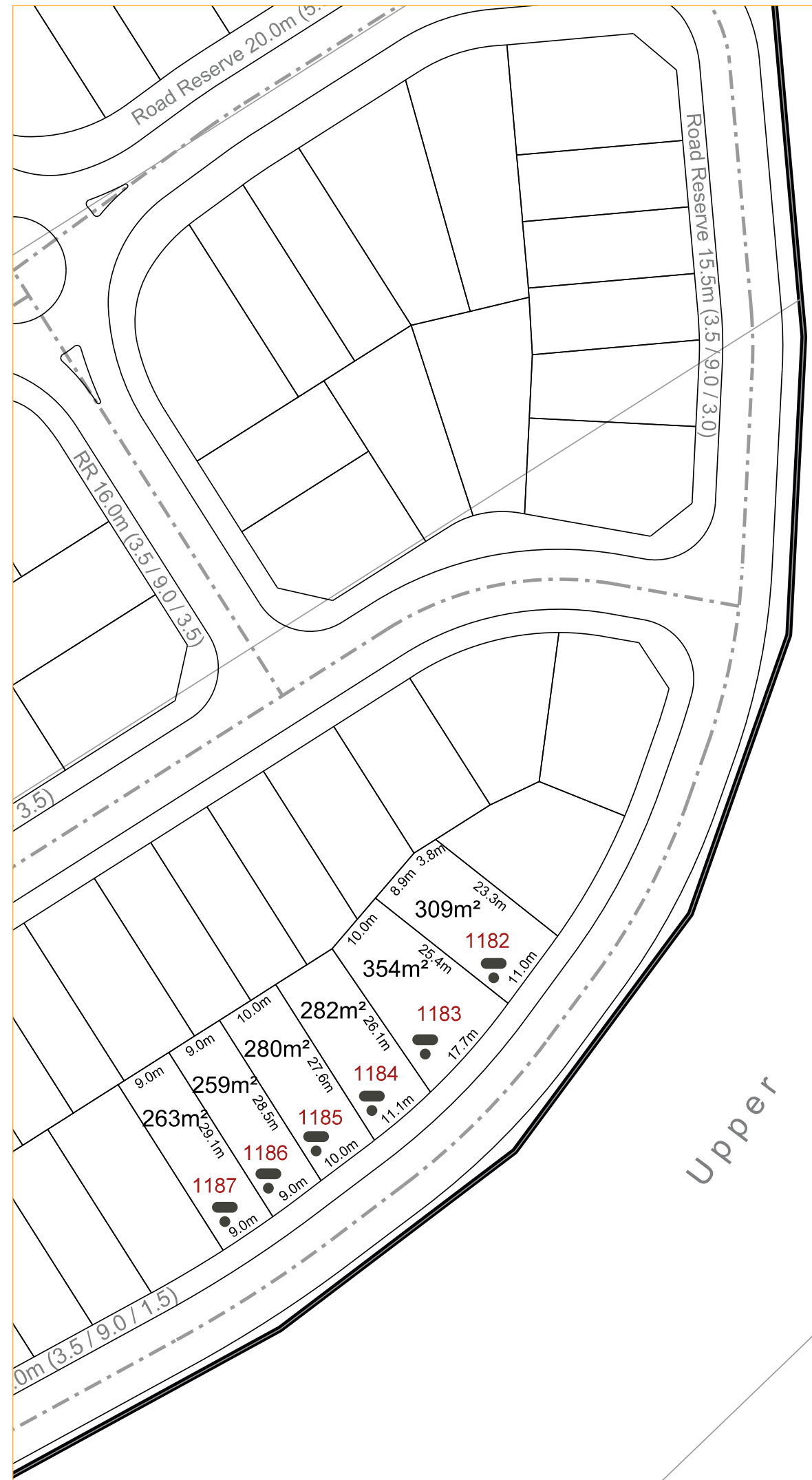
Willowdale Park.

Well connected



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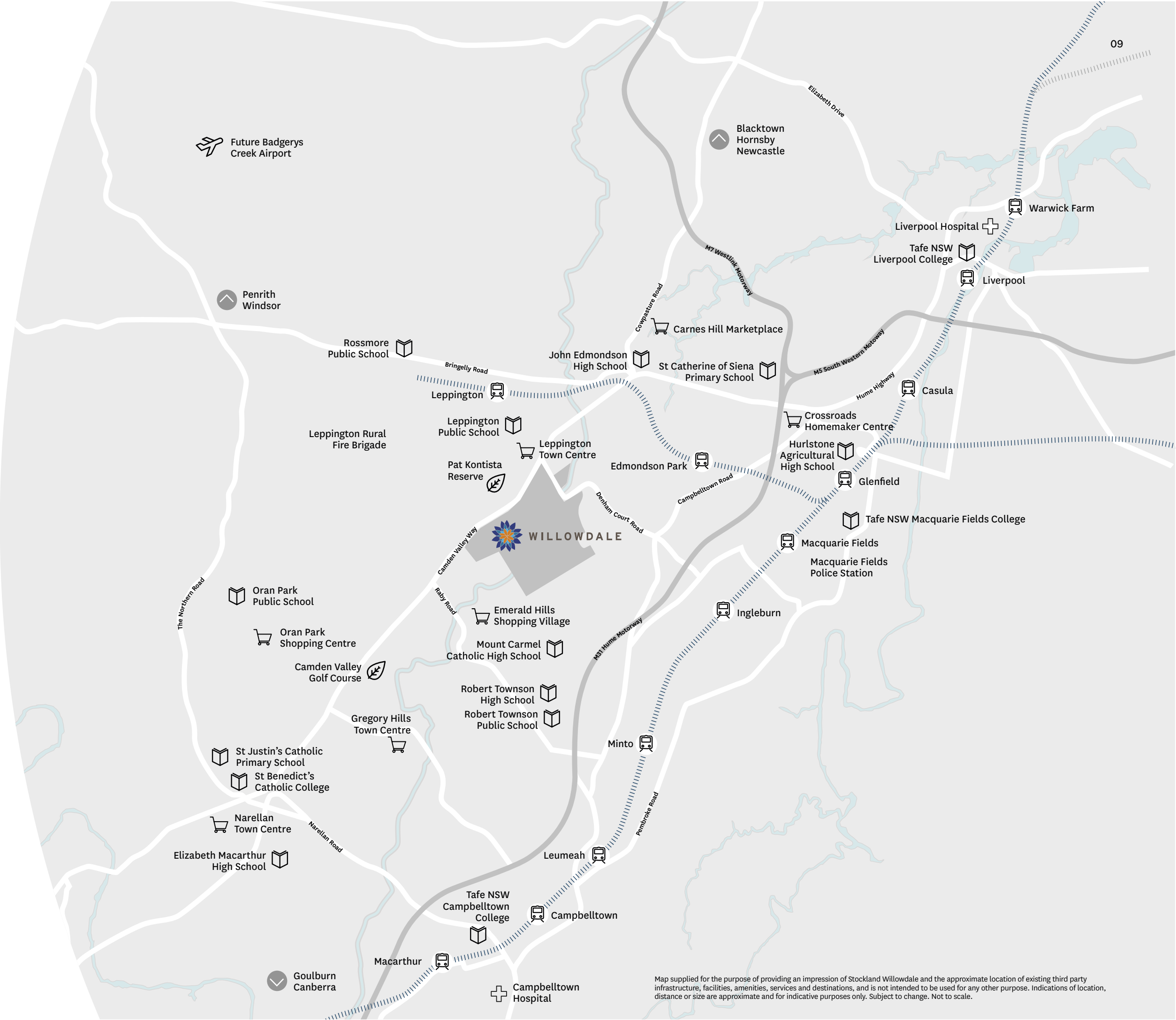


Thoughtfully designed Masterplanned Community

Willowdale is in a prime location in Denham Court in Sydney’s thriving south-west. Spanning 350 hectares, its position also boasts easy access to the Sydney CBD, Liverpool, Camden and Campbelltown.

Conveniently located on Camden Valley Way, adjacent to Denham Court Road, Willowdale has great connections. It’s close to the M5 and M7 Motorways and is well serviced by public transport links, including a frequent bus service connecting you to Narellan and Leppington train stations. And with the proposed Badgerys Creek Airport to the north, travelling further afar will be made easier in the future.

Nearby are excellent options for local schools and childcare facilities. There are options for private and public schools, as well as opportunities for further study at Western Sydney Institute – TAFE NSW, and Western Sydney University. Finding education is easier than ever with both Goodstart Early Learning childcare centre and a future public primary school coming to the Willowdale community.



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Welcome to the neighbourhood

Willowdale has everything you need close by, including the new Willowdale Shopping Centre with a Coles and 12 specialty stores, as well as Willowdale Community Place, Willowdale Retirement Village and thriving employment hubs, striking the perfect balance of community and convenience.

As well as the amazing green spaces within Willowdale, outdoor facilities are plentiful, with the Western Sydney Parklands, Camden Valley Golf Course, various leisure centres, swimming pools and sports clubs located nearby. A major sporting field is planned for the future, which will make walking to weekly practice even easier.





Discover your perfect home

Everyone's new home journey is different. At Willowdale, you can make it your own. There's a wide range of options to choose from, including land, house & land packages, completed homes, townhomes and retirement living.

The masterplan has been carefully designed to cater for varying budget and lifestyle needs. So whether you're a first homebuyer, upsizing or downsizing, you can build your dream home at Willowdale.

Visit the Willowdale Display Village for inspiration and see the different home designs come to life. There are 23 contemporary homes in a brand new Display Village showcasing some of the state's most awarded builders, so you can choose a home perfectly suited to your lifestyle.



Creating thriving communities

Stockland has been creating places that meet the needs of our customers and communities for over 60 years. Over this time, our residents have been growing, adapting, sharing – and changing our innovative designs into their family homes.

When you choose a Stockland community, you are putting your quality of life first. Our residents report higher levels of personal wellbeing than the national average, and our communities are planned down to the last detail, integrating clever recreational areas to suit the way our customers want to live today and into the future.

We believe, of course, in environmental sustainability. But just as importantly we believe in social sustainability: we create places where communities thrive.

We make the places. You make them your own.



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WILLOWDALE

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PREMIUM INCLUSIONS

Premium inclusions display Tribeca's commitment to quality. Tribeca is continuously improving all aspects of our product, from design to product specification. Our Premium inclusions embody enduring value for your Tribeca home or investment.



Our Premium specifications includes:

- Raised ceilings
- Air conditioning to main living area and master bedroom
- USB powerpoints to kitchen
- Plentiful LED down lights across the home and the outdoor alfresco areas
- Two double powerpoints to each room
- Handheld shower rail
- Niches to bathroom and ensuite showers
- Fully fenced with driveway
- Generous planting including turf to front and back yards
- Brick finish over doors and windows where applicable, infill over garage (Note - façade specific)

“OUR DIFFERENCE IS SEEN IN THE MOST OBVIOUS PLACES, BUT ALSO THE SMALLER ONES.”



TRIBECA PREMIUM INCLUSIONS

Tribeca's fixed price House & Land packages are ready to move into after construction, with everything included and no hidden or extra costs.

- ✓ Full turnkey inclusions
- ✓ Window furnishings
- ✓ Quality appliances
- ✓ Stone benches
- ✓ Raised ceilings
- ✓ Air conditioning
- ✓ Tiles and carpet floor coverings
- ✓ Quality joinery and finishes
- ✓ Landscaping, including driveway and fencing



Air Conditioning



7 Year Structural Warranty



Complete Settlement Process Guidance



Customer Service & Progress Updates



Professional Colour Selection



Premium Inclusions



BASIX Rated Energy Efficiency



Six Month Defect Liability Period



Upgrade Options Available



Turn-key Fixed Price Packages





TRIBECA HOME DESIGN FEATURES



A HOME THAT LETS YOU LIVE LIFE YOUR WAY



Every Tribeca home features one ensuite and one family bathroom as a minimum. Some floor plans feature an extra toilet and refreshment room for added comfort.



DESIGNED FOR LIFE



Every Tribeca home is well fitted out with connectivity, convenience and safety measures.



EVERY TRIBECA HOME IS A HOME CREATED FOR EASY LIVING



Most of our homes have an alfresco space that blends your indoor and outdoor areas – offering flexibility and an ability to enjoy your natural surroundings.



WE BUILD HOMES THAT ARE COMFORTABLE TO MOVE AROUND IN



Combining living zones that support a busy lifestyle with the need for rest and reflection.



FOUNDED IN 2007 AS A RESIDENTIAL CONSTRUCTION COMPANY, TRIBECA HAS BECOME A LEADING RESIDENTIAL LAND DEVELOPMENT AND HOME BUILDING BUSINESS IN AUSTRALIA.

Still privately owned, the Tribeca team – licensed by the Building Services Authority (BSA) and the Housing Industry Association (HIA) – proudly operating from offices in Sydney, Melbourne, Gold Coast and Brisbane, has delivered over 5,000 family homes across QLD, NSW and VIC.

We have a record of continuous growth and innovation in the industry, thanks to the many decades of experience of our team. We’ve created an integrated land development and home building business model, meaning we’re able to actively operate across each phase of the build.

It’s always been important – from both a company and customer perspective – for us to be cost effective. Our efficient construction methodologies go part of the way towards making this happen, but we also know that through construction, costs need continuous monitoring.

We believe that Tribeca is redefining the art of property development. We do this by building homes and communities that are built to last. We do this by giving each residential estate its own distinct character and identity. And we do this by creating opportunities for clients that range from big businesses to small families.

We see everything we build as an opportunity to redefine the art of property development. From the moment we break ground to the day we hand over the keys, we’re creating investments – and futures – that are simple, beautiful, and built to last.



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