



SANDSTONE
RIDGE



AWARD
WINNING
COMMUNITY



ALL LIVING
ESSENTIALS WITHIN
15 MINS RADIUS

Sandstone Ridge offers a way of life that brings a sense of mature and award-winning community to a young and growing suburban area.

*Welcome to
Sandstone Ridge
in Colebee*

IT'S *Sandstone Ridge* EVERYTHING YOU EVER WANTED

Sandstone Ridge is set to provide a premium living experience in Sydney's vibrant and energetic north-west.

**OVER 10
HECTARES** OF
GREEN SPACE AT
YOUR DOORSTEP

3MINS TO SYDNEY BUSINESS PARK,
GREENWAY VILLAGE &
STONECUTTERS RIDGE GOLF CLUB

4 PARKS
NEARBY

HIGH GROWTH
AS COLEBEE IS LOCATED IN
NORTH WEST PRIORITY GROWTH AREA

DOORSTEP
TO BUS STOP, TRAIN STATION, M7 AND
FUTURE METRO

85.1% POPULATION
GROWTH IN
LAST 8 YEARS





15
mins

Featherdale Wildlife Park



3
mins

Future Marsden Park Station



3
mins

Sydney Business Park

IKEA

COSTCO

LUNNINGS
warehouse

ALDI

THE GOOD GUYS
DISCOUNT WAREHOUSES

JB HI-FI

nicks
call

BING LEE

Lindt

TOLL

reece

AXALTA



2
mins

Richmond Road



KFC



2
mins

M7 Motorway



3
mins

Greenway Village



St Clare's Catholic High School

Childcare

Bus Stop

SANDSTONE
RIDGE

Neighbourhood Park



2
mins

Stonecutters Ridge Golf Club



7-10
mins

Quakers Hill Train Station

Western Sydney University Nirimba



4-15
mins

Schofields Train Station

Tallawong Metro Station

Rouse Hill Town Centre



Shops & Malls

Greenway Village

Woolworths / BWS

3 mins

Sydney Business Park

Costco / IKEA / Bunnings /
ALDI / JB HIFI / Anytime Fitness

3 mins



Parks & Reserves

Neighbourhood Park

Colebee Nature Reserve

1 min

4 mins



Golf Club

Stonecutters Ridge Golf Club

2 mins



Transport

Bus Stop

1 min

Future Marsden Park Station

3 mins

Schofields Train Station

4 mins

Quakers Hill Station

7 mins

Tallawong Metro Station

8 mins



Hospitals & Medical Centres

Colebee Family Medical Centre

3 mins

Our Medical Home Marsden Park

3 mins

Norwest Private Hospital

13 mins

Future Rouse Hill Hospital

20 mins

Westmead Hospital

23 mins



Education

Prepare Early Child Care

1 min

Marsden Park Public School

6 mins

St Clare's Catholic High School

6 mins

Western Sydney University
& TAFE Nirimba

10 mins



Corporations

Lindt Factory Outlet

3 mins

Toll Global Logistics

3 mins

Linfox & Dulux

4 mins

ASICS Head Office

4 mins

Marsden Park Town Centre

Marsden Park Public School

The Marsden
Brewhouse

ASICS

Coles Express

Axalta

Future Marsden
Park Station

The Grange Park

CSR House

Reece

McDonalds

KFC

Toll

Bunnings

Townson Road

Linfox Dulux

Lindt

ALDI

Starbucks

BP

Home Hub

IKEA

Our Medical
Home

Neighbourhood
Park



Colebee

Petbarn

Costco

Greenway Village
Woolworths & BWS

Childcare

Sugarloaf Crescent

Colebee Neighbourhood Park

Nature Reserve

Langford Park

Upperby Reserve

St Clare's Catholic
High School

Richard Johnson
Anglican School

William Dean
Public School

St Francis of Assisi
Primary School

Frank Flores Park

Schofields Train Station
& Tallawong Metro

Future Rouse Hill Hospital



Quakers Hill Station

Western Sydney University
& TAFE Nirimba

Norwest Private Hospital
& Westmead Hospital

STONECUTTERS RIDGE *Golf Club* DOWN THE BLOCK



Designed by the great Greg Norman, former No.1 in the World's Official World Golf Rankings. This world-class 18 hole golf course invites you to a glorious experience — to play like a champion. Together with other nearby clubs, function rooms and facilities for children, it provides a place to enjoy time together with your friends and family.



CLUB & PRIVATE
FUNCTION



TENNIS COURT



PLAYGROUND



AWARD-WINNING
COMMUNITY



CONVENIENCE
IS ABOUT *Distance*

3MINS

To Sydney Business Park

14000+

New job opportunities in the future

EASY access to train station, bus stop,
the M7 motorway and the future metro

40+

Shops & trade centres



3MINS

Walk to Greenway Village
(Woolworth, BWS and Medical Centre)

In the **HEART** of the Sydney
Northwest Priority growth area

WORLD CLASS
HEALTH SERVICE

20 mins to Future Rouse Hill hospital



Childcare		1 Min
Greenway Village		3 Mins
Richmond Road		3 Mins
Sydney Business Park		3 Mins
Plumpton Marketplace		6 Mins
Westpoint Shopping Centre		9 Mins
Rouse Hill Town Centre		12 Mins
Future Rouse Hill Hospital		20 Mins

LOCATION.
LOCATION.

Location!

Sandstone Ridge, positioned in the heart of the fastest-growing suburb of Colebee. Under the government's \$3.6 billion Western Sydney Infrastructure Plan, residents can benefit from larger lot living, no strata fees or levies and a vast amount of new and proposed infrastructure within the suburb and district. Within a 15 minute radius, the area features a plethora of quality schools, shopping centres and transport options, offering residents a comfortable lifestyle with an exceptional experience that is almost resort-like.

\$8.3 billion 

As the first stage of Sydney Metro Line Project is due for completion in 2019

\$5.3 billion 

Cost of new Western Sydney Airport set to open in 2026 and support 28,000 new jobs

\$3.6 billion 

Funding for the 10 years, Western Sydney infrastructure Plan

**GREENWAY
VILLAGE**

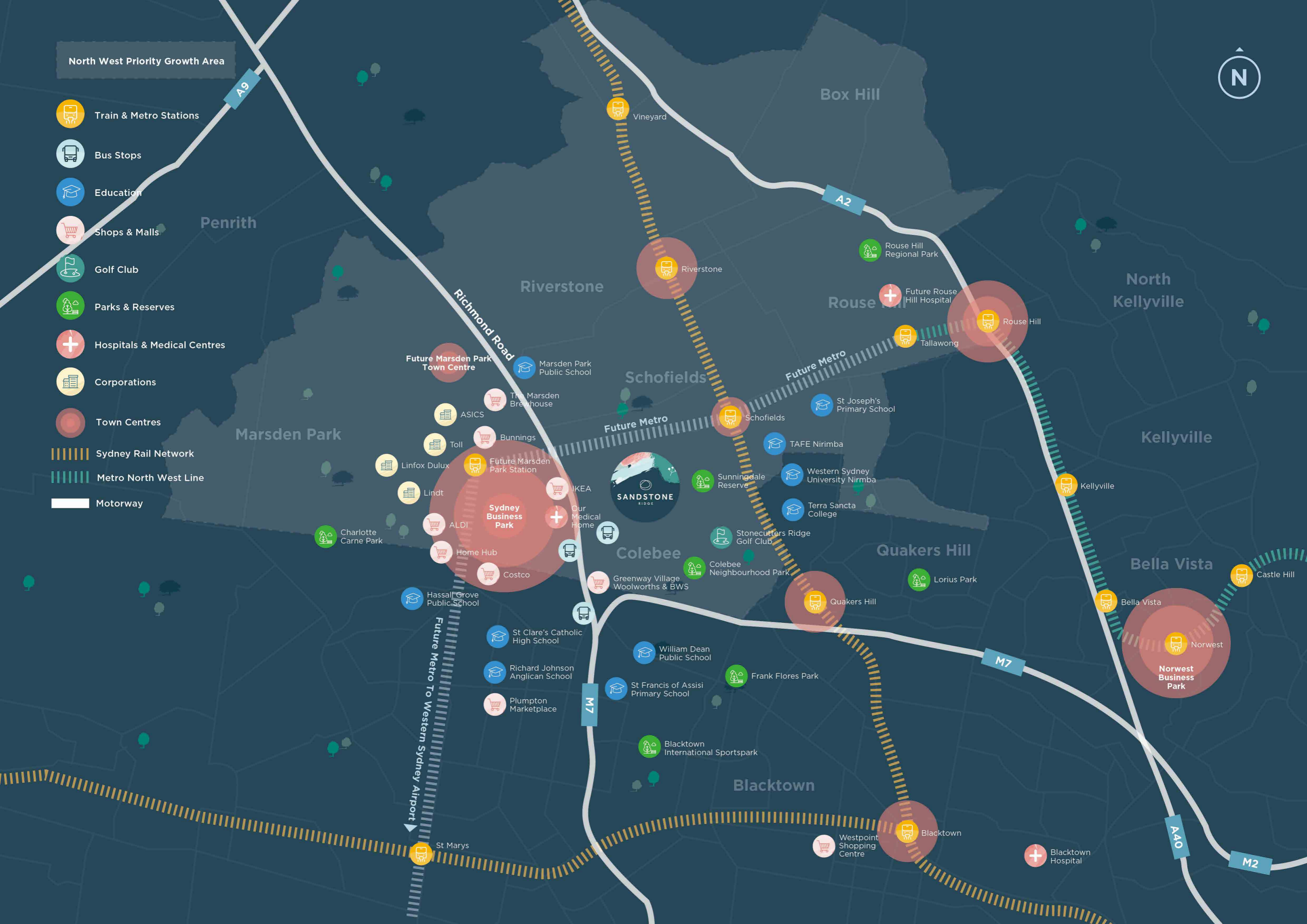


Woolworths



North West Priority Growth Area

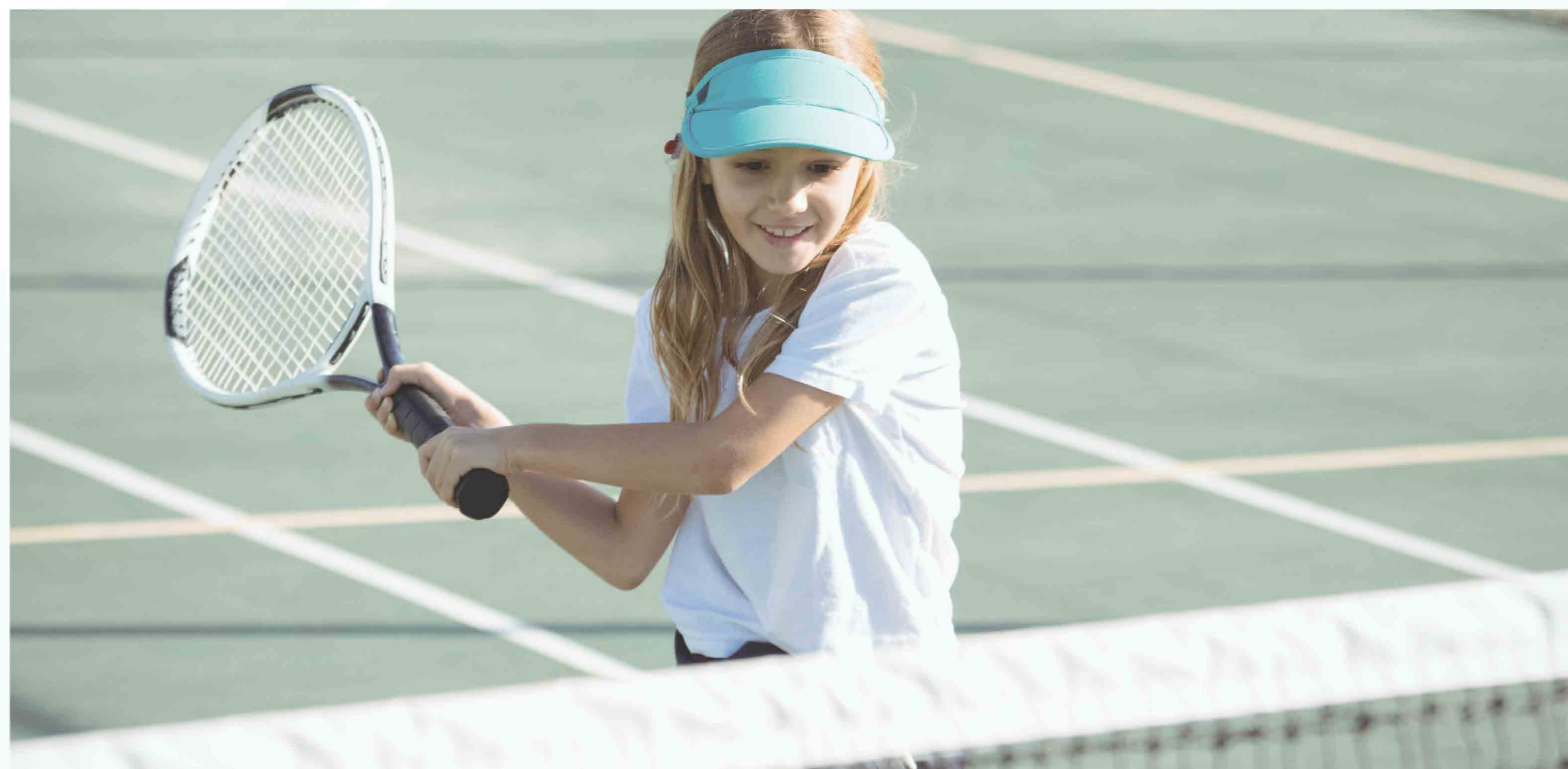
- Train & Metro Stations
- Bus Stops
- Education
- Shops & Malls
- Golf Club
- Parks & Reserves
- Hospitals & Medical Centres
- Corporations
- Town Centres
- Sydney Rail Network
- Metro North West Line
- Motorway





LIFESTYLE IS ABOUT *Variety*

Premium facilities strive in the area, covering every aspect of your desirable life. Numerous choices for leisure, education, employment and entertainment. Four ways of transportation, connect you to the rest of Sydney. A place built for life to be enjoyed.



4 Min Schofields Station
2 Min Stonecutters Ridge Golf Club

Sydney Business Park
Richmond Road

3 Min

Greenway Village
Childcare
Bus Stops

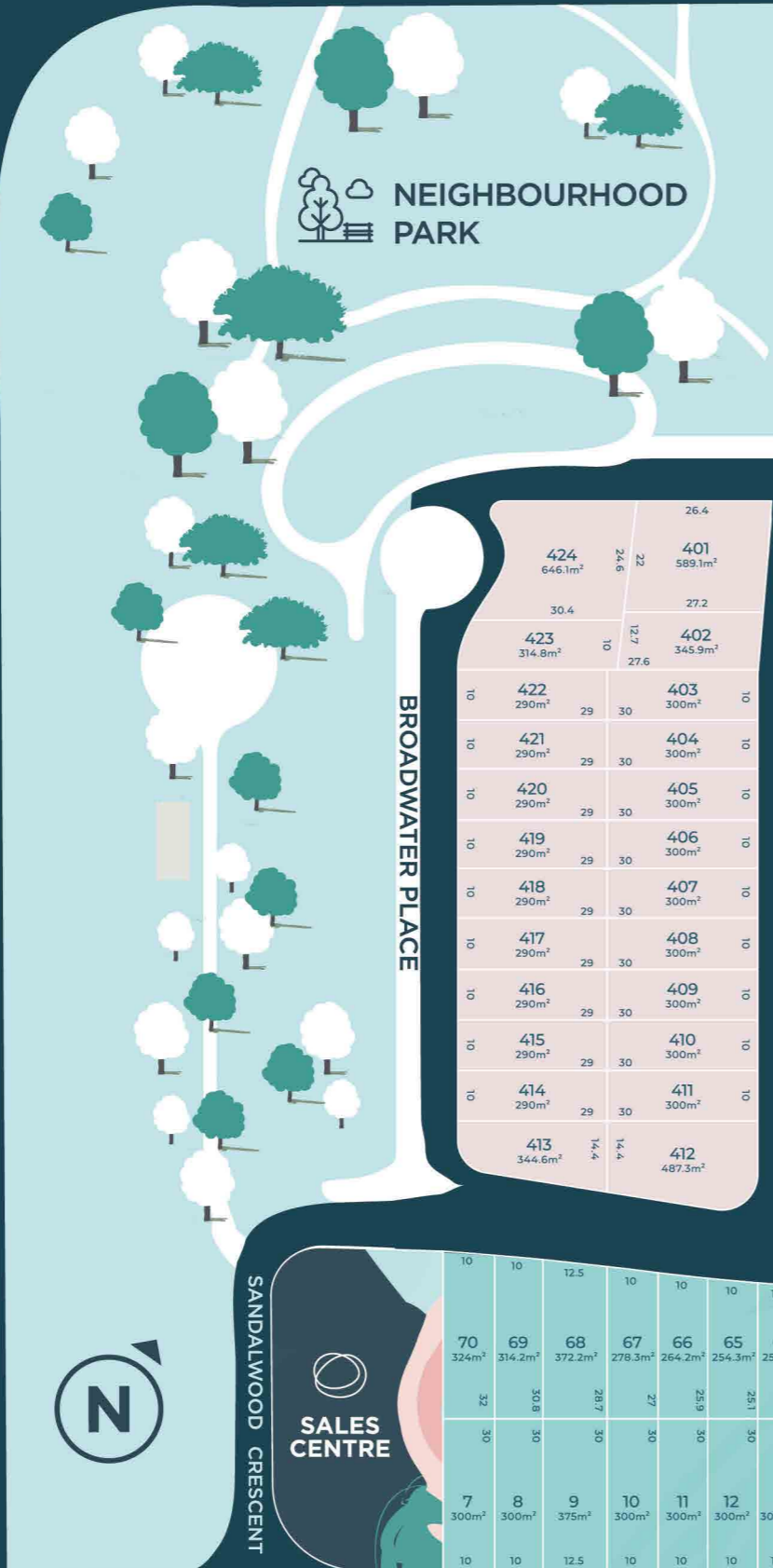
1-3 Min

1 Stage 1 | 100 LOTS

2 Stage 2 | 71 LOTS

3 Stage 3 | 88 LOTS

4 Stage 4 | 24 LOTS



364 269.4m ²	10.5	12.5	11.5	10	10	11.5	12.5	12.5	10	12.5	10	12.5	10	10	11.5	13.5	380 318m ²
363 267.8m ²	10	365 325.4m ²	366 299.4m ²	367 260.4m ²	368 260.4m ²	369 299.4m ²	370 325.5m ²	371 325.5m ²	372 260.4m ²	373 325.4m ²	374 260.4m ²	375 325.5m ²	376 260.4m ²	377 260.4m ²	378 262.4m ²	379 306.3m ²	381 324.5m ²
362 267.8m ²	10	26	26	26	26	26	26	26	26	26	26	26	26	26	26	26	382 316.7m ²
361 267.8m ²	10	359 324.9m ²	358 298.9m ²	357 259.9m ²	356 259.9m ²	355 298.9m ²	354 324.9m ²	353 324.9m ²	352 259.9m ²	351 324.7m ²	350 259.9m ²	349 324.9m ²	348 259.9m ²	347 259.9m ²	346 258.7m ²	345 297.3m ²	383 334.4m ²
360 295.4m ²	11.5	12.5	11.5	10	10	11.5	12.5	12.5	10	12.5	10	12.5	10	9.4	10	11.5	

344 300.8m ²	14	343 302.4m ²	342 302.4m ²	341 302.4m ²	340 302.4m ²	339 302.4m ²	338 302.4m ²	337 302.4m ²	336 302.4m ²	335 302.4m ²	334 302.4m ²	333 302.2m ²	332 297.3m ²	227 323.1m ²
318 301.2m ²	14.3	21.6	21.6	21.6	21.6	21.6	21.6	21.6	21.6	21.6	21.6	21.6	21.6	226 357.3m ²
319 306.2m ²	15	320 302.4m ²	321 302.4m ²	322 302.4m ²	323 302.4m ²	324 302.4m ²	325 302.4m ²	326 302.4m ²	327 302.4m ²	328 302.4m ²	329 302.4m ²	330 302.4m ²	331 302.4m ²	225 344.9m ²
		14	14	14	14	14	14	14	14	14	14	14	14	20.5

317 299.6m ²	12.25	10	10	10	12.5	12.5	12.5	10	10	10	12.5	12.5	12.5	10	10	12.5	224 300m ²
316 301.1m ²	21.5	315 250m ²	314 250m ²	313 250m ²	312 312.5m ²	311 312.5m ²	310 312.5m ²	309 250m ²	308 250m ²	307 250m ²	306 312.5m ²	305 312.5m ²	304 312.5m ²	303 250m ²	302 250m ²	301 312.5m ²	223 312.5m ²
255 301.2m ²	24.6	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25	222 312.5m ²
256 300.9m ²	12.7	257 250m ²	258 250m ²	259 250m ²	260 312.5m ²	261 312.5m ²	262 312.5m ²	263 250m ²	264 250m ²	265 250m ²	266 312.5m ²	267 312.5m ²	268 312.5m ²	269 250m ²	270 250m ²	271 312.5m ²	221 300m ²
		10	10	10	12.5	12.5	12.5	10	10	10	12.5	12.5	12.5	10	10	12.5	

251 300m ²	12.5	10	10	10	12.5	12.5	10	10	10	12.5	12.5	10	10.2	10.2	12.5	12.5	220 300.5m ²
252 312.5m ²	25	250 250m ²	249 250m ²	248 250m ²	247 312.5m ²	246 312.5m ²	245 250m ²	244 250m ²	243 250m ²	242 312.5m ²	241 312.5m ²	240 250m ²	239 255.6m ²	238 255.6m ²	237 312.5m ²	236 312.5m ²	219 302.3m ²
253 312.5m ²	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25	25	218 302.3m ²
254 300m ²	12.5	72 250m ²	73 250m ²	74 250m ²	75 312.5m ²	76 312.5m ²	77 250m ²	78 250m ²	79 250m ²	80 312.5m ²	81 312.5m ²	82 250m ²	83 255.3m ²	84 251.8m ²	85 296.2m ²	86 278.7m ²	217 299.7m ²
		10	10	10	12.5	12.5	10	10	10	12.5	12.5	10	10.2	10.2	12.5	12.5	

70 324m ²	10	69 314.2m ²	68 372.2m ²	67 278.3m ²	66 264.2m ²	65 254.3m ²	64 252.2m ²	63 250.3m ²	62 300.8m ²	61 308.2m ²	60 308.2m ²	59 308.2m ²	58 293.4m ²	57 250.3m ²	56 250.3m ²	55 250.3m ²	54 250.3m ²	53 278.6m ²
		32	30	30	30	30	30	30	30	30	30	30	30	30	30	30	30	52 300.3m ²
7 300m ²	10	8 300m ²	9 375m ²	10 300m ²	11 300m ²	12 300m ²	13 304.5m ²	14 304.5m ²	15 366m ²	16 375m ²	17 375m ²	18 375m ²	19 357m ²	20 304.4m ²	21 304.5m ²	22 304.5m ²	23 304.5m ²	51 311.7m ²
		10	10	12.5	10	10	10.2	10.2	12.2	12.5	12.5	12.5	11.9	10.2	10.2	10.2	10.2	50 375.9m ²

46 256.1m ²	12.8	45 263.9m ²	44 346m ²	43 358.3m ²	42 362.4m ²	41 362.5m ²	40 290m ²	39 290m ²	38 290m ²	37 290m ²	36 256.1m ²	35 360m ²
47 264m ²	21	27	28.3	28.9	29	29	29	29	29	29	25.5	14.6
48 302.4m ²	22	29.7	29.7	29.7	29.7	29.7	29.7	29.7	29.7	29.7	24.6	34 299.6m ²
49 338.6m ²	17	24 296.7m ²	25 370.9m ²	26 370m ²	27 370.9m ²	28 370.9m ²	29 296.7m ²	30 296.7m ²	31 296.7m ²	32 296.7m ²	20.7	33 396.6m ²
		10	12.5	12.5	12.5	12.5	10	10	10	10		

10	388 301m ²	30	31	235 311.5m ²	10
10	387 300.1m ²	30	31	234 310.1m ²	10
10	386 300.1m ²	30	31	233 309.9m ²	10
10	385 300.2m ²	30	29	232 309.7m ²	10
12.7	11.8	11.5	11.5	13.4	
27	27.6	22.8	27.4		
384 323.7m ²	228 325.3m ²	229 318.9m ²	230 318.4m ²	231 297.3m ²	

205 288.3m ²	10.7	204 294.7m ²	10.8	203 297m ²	11	202 303m ²	11.3	201 396.6m ²	17.1
206 300m ²	10	207 300.3m ²	30	100 307.8m ²	10	99 307.5m ²	10	98 307.2m ²	10
208 300.3m ²	10	209 300.3m ²	30	97 307m ²	10	96 306.7m ²	10	95 383m ²	12.5
210 300m ²	10	211 375m ²	30	94 382.6m ²	12.5	93 382.2m ²	12.5	92 381.8m ²	12.5
212 375m ²	12.5	213 375m ²	30	91 305.2m ²	10	90 331.4m ²	13		
214 375m ²	12.5	215 300m ²	30	87 331.5m ²	12.5	88 331.5m ²	12.5	89 331.5m ²	12.5
216 252.7m ²	10	217 299.7m ²	12.5						

VICTORY ROAD

ALDERTON DRIVE



QUALITY IS ABOUT *Attitude*

Sandstone Ridge is planned to nurture a dynamic and vibrant lifestyle. The breathtaking scenic routes and the exclusive neighbourhood park provide peace and tranquility at the comfort of their doorsteps. The jacaranda and ginkgo trees in the area are just a final touch that adding colour and uniqueness to this magnificent creation.







DIHE Group was founded by a small group of friends from the same Chinese village. Beginning as construction site workers, together they pursued a long-term vision to develop world-class quality residential and commercial projects of their own. Incorporated in 2004 in Henan, China, the Group began as a residential property developer and builder working across China. We now have a presence in more than 12 Chinese cities and have completed 33 development projects over 4.8 million square metres and 60,000 homes. We're also staunch believers in providing service to our communities through our dedication to quality development, environmental sustainability, and well-appointed lifestyle opportunities.

