

Stage 2

Release Plan



ATKINSON PLACE

207 TROUPS ROAD, TRUGANINA, VIC 3029

Stage 2

Release Plan

Lot sizes ranging from 262sqm to 643sqm.

In this boutique estate, find your special place to call home.

Whether it's your first home, upgrading your current home or looking to buy an investment property. Hidden from the hustle and bustle, yet near all that you need.

The life you've dreamed of is now within your grasp, here at Atkinson Place.



Key Amenities



700 m
Sports Reserve & Local Park



2 km
Proposed Mt. Atkinson Train Station



2.5 km
Rockbank Primary School



4 km
Rockbank Train Station



5 km
Future Westfield Mt. Atkinson



7 km
Coles Supermarket

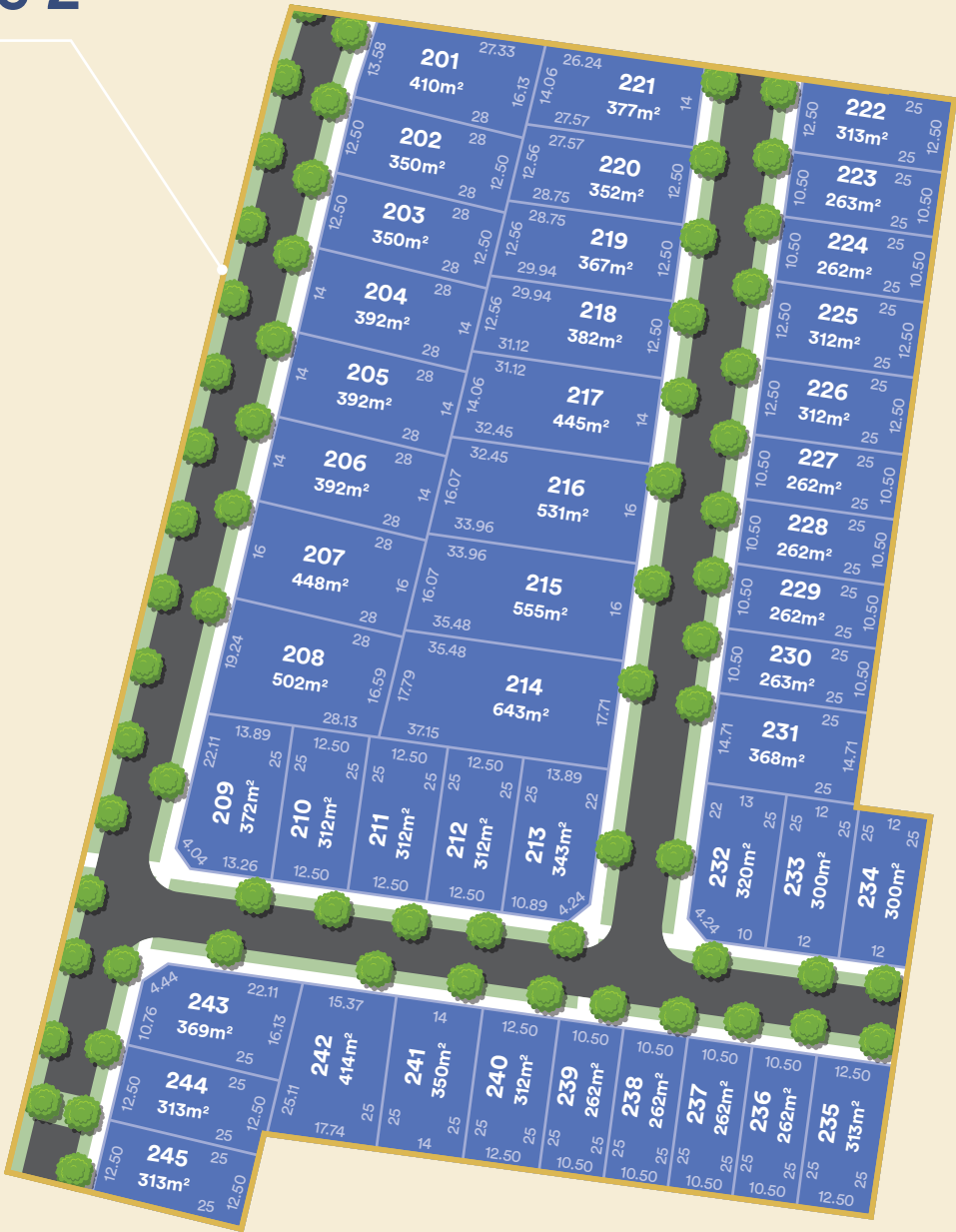


35 km
Melbourne Airport

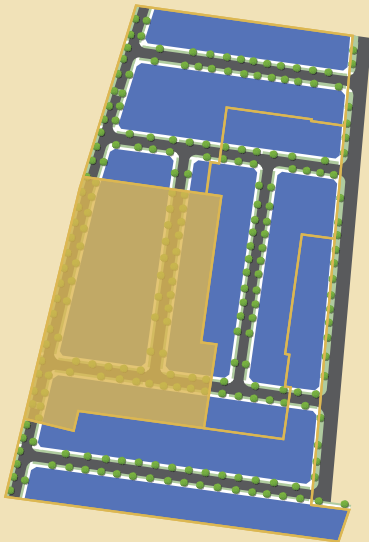


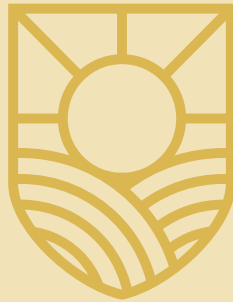
37 km
Melbourne CBD

Stage 2



ATKINSON
PLACE





0472 675 748
atkinsonplace.com.au


Proudly Developed By

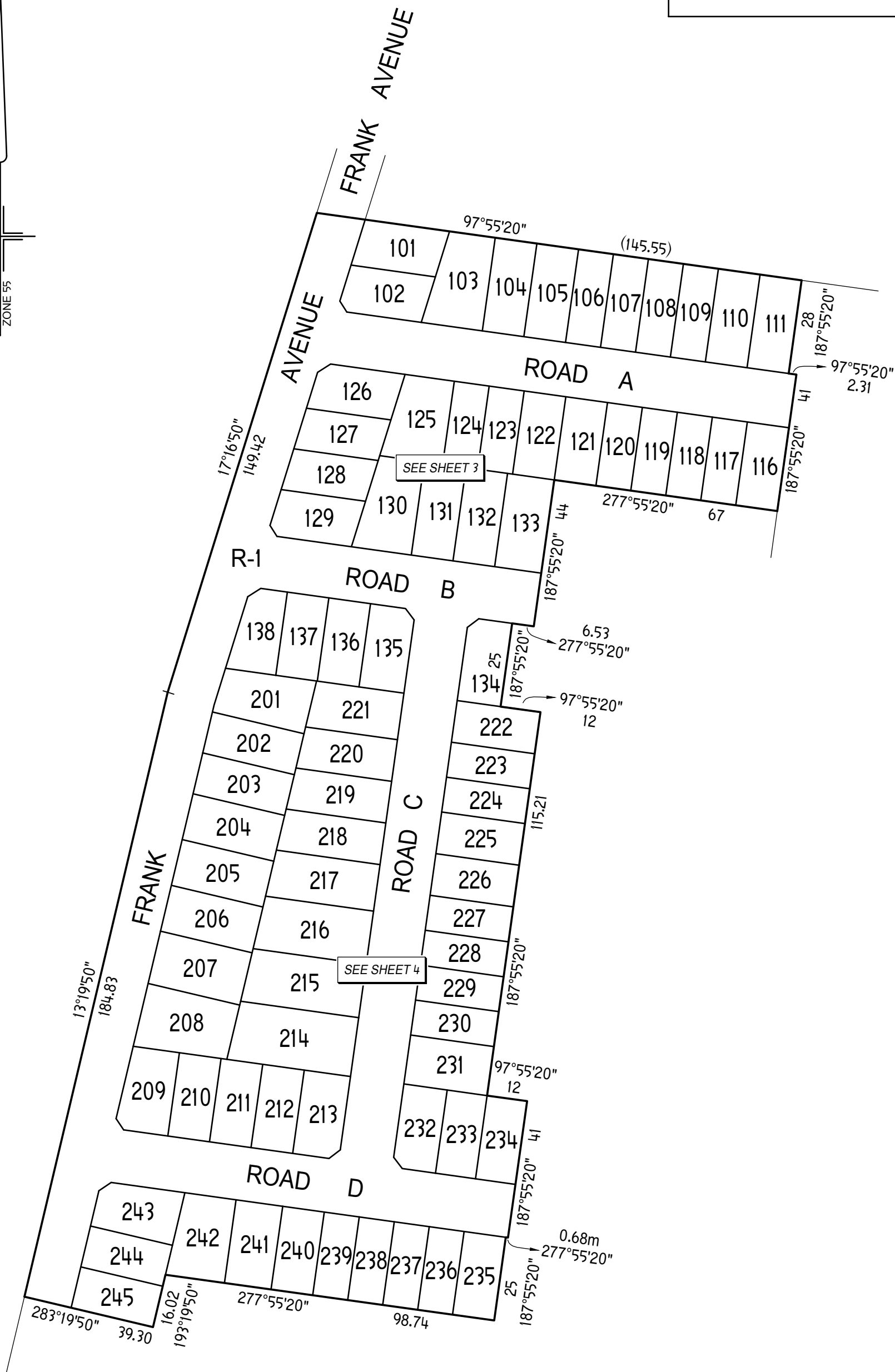
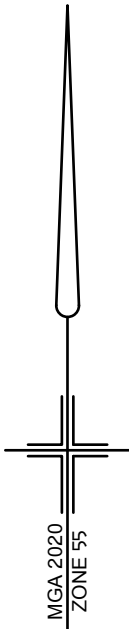


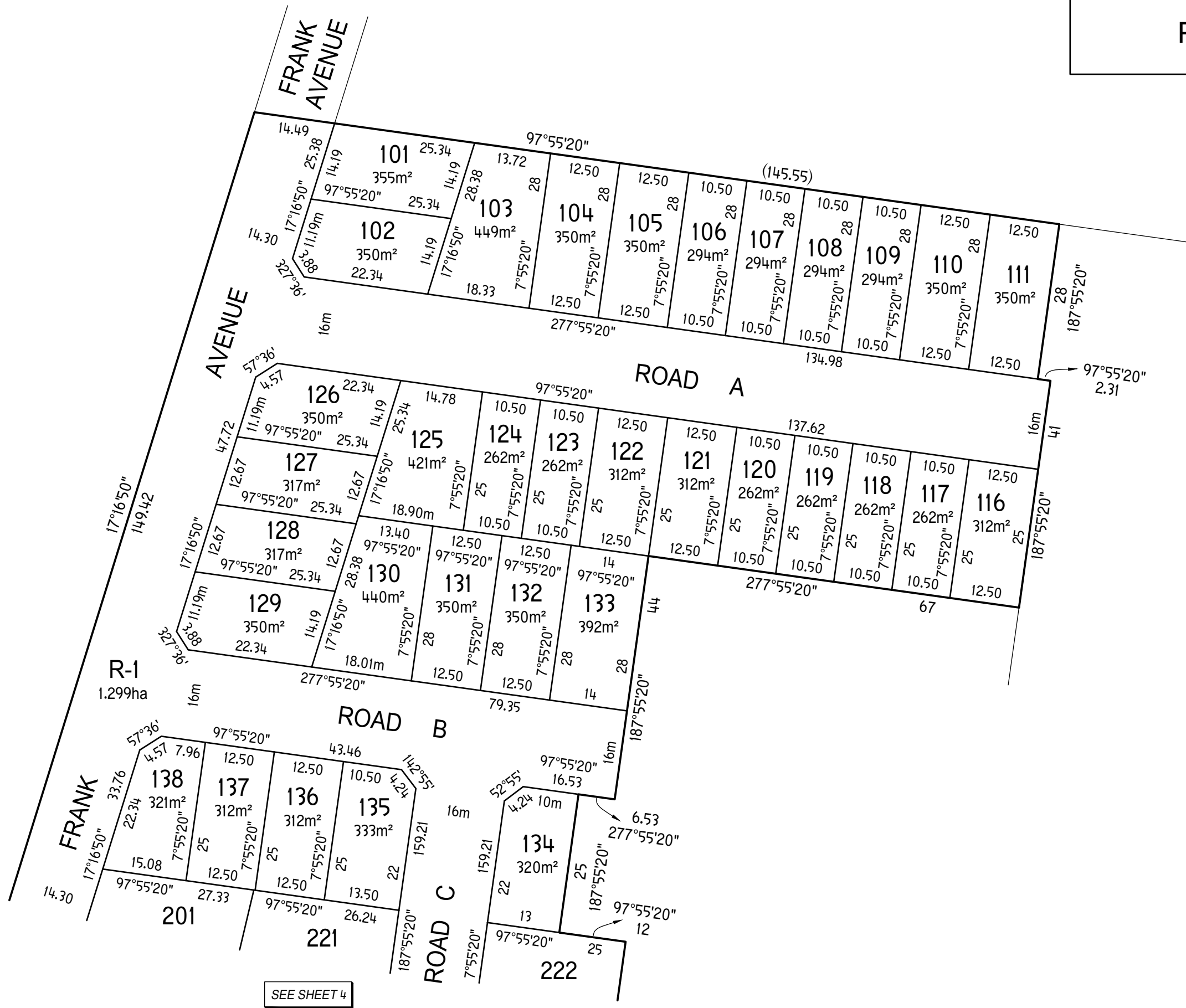
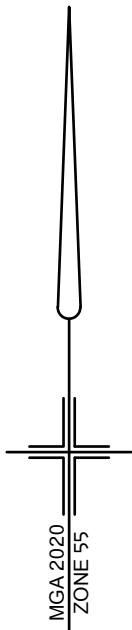
Proudly Sold By



All areas and dimensions shown are approximate only and subject to final survey. Whilst every effort has been made to ensure its accuracy, neither the Vendor nor its Agent shall accept any responsibility for any errors that may be contained herein. Prices are subject to change without notice. The estimated title date is approximate only and subject to regulatory approvals beyond the Vendor's control.

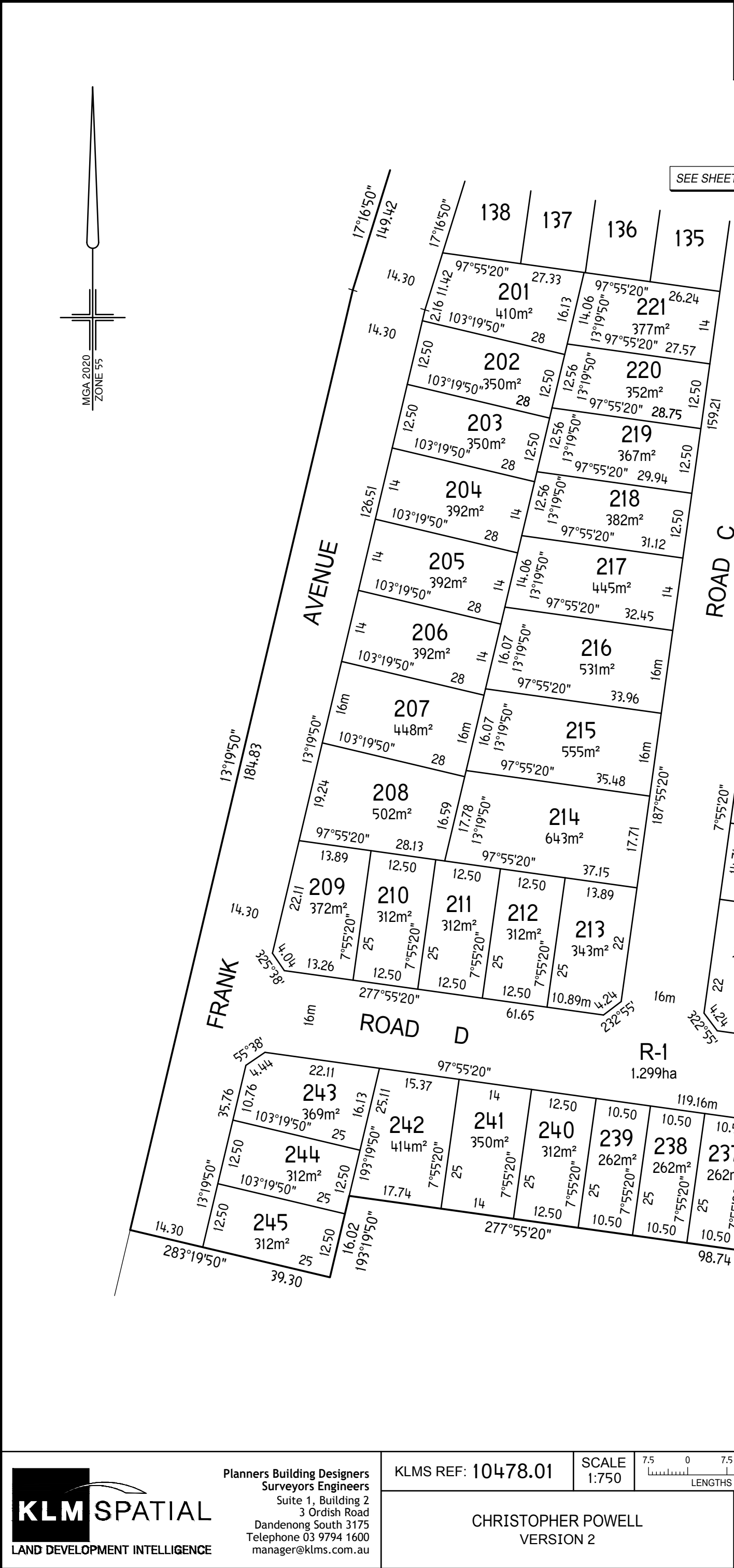
PLAN OF SUBDIVISION			LV USE ONLY EDITION		PS904606X	
LOCATION OF LAND PARISH: PYWHEIT JORRK TOWNSHIP: SECTION: 16 CROWN ALLOTMENT: Parts of 3A & 3B CROWN PORTION: TITLE REFERENCES: VOL. FOL. LAST PLAN REFERENCES: LOT C on PS904605A POSTAL ADDRESS: 207-279 TROUPS ROAD (At time of subdivision) TRUGANINA 3029 MGA Co-ordinates E 295000 ZONE: 55 (of approx centre of land in plan) N 5819100 GDA 2020			CERTIFYING AUTHORITY MELTON CITY COUNCIL <div><div>WARNING</div><div>THIS IS AN UNREGISTERED PLAN OF SUBDIVISION. OWNERS CORPORATION ENTITLEMENT AND LIABILITY, EASEMENTS, RESERVES, DIMENSIONS, AREAS, RESTRICTIONS AND LAYOUTS SHOWN ON SUBSEQUENT SHEETS MAY VARY PRIOR TO REGISTRATION OF THE PLAN.</div></div>			
VESTING OF ROADS AND/OR RESERVES						
IDENTIFIER		COUNCIL/BODY/PERSON				
ROAD R-1		MELTON CITY COUNCIL				
NOTATIONS						
DEPTH LIMITATION DOES NOT APPLY.						
Lots 1 to 100 (both inclusive), Lots 112 to 115 (both inclusive) and Lots 139 to 200 (both inclusive) have been omitted from this plan.						
Survey: This plan is based on survey. This survey has been connected to permanent marks no.(s) 51, 56 in Proclaimed Survey Area no. -						
EASEMENT INFORMATION						
LEGEND A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)						
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of		
Planners Building Designers Surveyors Engineers Suite 1, Building 2 3 Ordish Road Dandenong South 3175 Telephone 03 9794 1600 manager@klms.com.au		KLMS REF: 10478.01		ORIGINAL SHEET SIZE A3	SHEET 1 OF 4 SHEETS	
		CHRISTOPHER POWELL VERSION 2				





SEE SHEET 4

PS904606X



SEE SHEET 3

ROAD C

FRANK

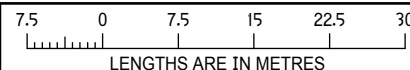
ROAD D

R-1
1.299ha

ROAD D

**Planners Building Designers
Surveyors Engineers**
Suite 1, Building 2
3 Ordish Road
Dandenong South 3175
Telephone 03 9794 1600
manager@klms.com.au

SCALE
1:750



ORIGINAL SHEET
SIZE A3

CHRISTOPHER POWELL
VERSION 2



My kind of LIVING

The life you've dreamed of waits for you at Atkinson Place.

Here in the heart of the west, you'll find a neighbourhood designed for community.

In this boutique estate, find your special place to call home. Whether it's your first home, upgrading your current home or looking to buy an investment property. Hidden from the hustle and bustle, yet near all that you need.

The life you've dreamed of is now within your grasp, here at Atkinson Place.

“

We will never forget the moment we found our forever home, the special place to suit our lifestyle now and well into the future.



My kind of WELCOME

Perfectly set within the popular and flourishing west, Atkinson Place is well placed to connect you to a wide and growing community. From the well-established suburbs of Caroline Springs and the newer Rockbank and Deanside, you'll find all kinds of places to socialise and meet new people.

Those with families will welcome the many schools and childcare centres found nearby. It's just a short stroll to the local primary school, too, and a chance to wave hello to your new neighbours.

“

I felt an instant connection to Atkinson Place. The sense of community and belonging, is exactly where I want to be.





My kind of WONDERFUL

At Atkinson Place, you'll find a range of land sizes shaped for your needs and life stage. From townhome-sized for singles and couples – young and young-at-heart, with kids or not – to expansive lots for those dreaming of their forever family home, we've designed Atkinson Place to be a boutique development that nurtures neighbourhood and fosters community.

Just 30 minutes from the CBD, in Melbourne's fast-growing west corridor, Atkinson Place is your kind of home.

You'll be surrounded by established and new amenities, with new infrastructure coming including schools, parks, Westfield Town Centre and train station. This is an incredible and affordable opportunity for you to build a home and begin living the life you've dreamed of. A life of belonging filled with beautiful moments and a bright future.

So that one day, you'll look at what you've made and think, "This is Atkinson Place. This is my home. This is my kind of living."

“
As soon as I viewed the masterplan,
I immediately chose a lot that
suits our lifestyle. I can't wait
to see our vision come to life.



My kind of

CONVENIENT

Atkinson Place is close to train stations and the Western Freeway; to sports reserves, recreation, sparkling lakes and wineries. There's local shopping and an exciting future Westfield Town Centre, for all your needs. A stream of schools for education and a network of well-being and community services gives you limitless choices. Connections will be bountiful and living will be effortless.

TOWN CENTRES

- 01 Proposed Rockbank Town Centre
- 02 Proposed Truganina Town Centre
- 03 Future Westfield Town Centre
- 04 Watergardens Town Centre
- 05 Melbourne CBD

SHOPPING

- 06 Woodgrove Shopping Centre
- 07 Woodlea Town Centre
- 08 Caroline Springs Square Shopping Centre
- 09 Watervale Shopping Centre
- 10 Burnside Shopping Centre
- 11 Caroline Springs Bunnings
- 12 Taylors Hill Village
- 13 WestWaters Entertainment Complex
- 14 Watervale Shopping Centre
- 15 Hoyts Watergardens
- 16 Highpoint Shopping Centre
- 17 Pacific Werribee Shopping Centre

HEALTH

- 18 Palmers Medical Centre
- 19 Anytime Fitness
- 20 Caroline Springs Medical Centre
- 21 Sunshine Hospital
- 22 Delahay Medical Centre

RELIGIOUS CENTRES

- 23 Sri Durga Temple Rockbank
- 24 Kundrathu Murugan Kumaran Temple
- 25 Shree Swaminarayan Hindu Temple
- 26 Living Springs Baptist Church
- 27 Gurduara Sahib Miri Piri

COMMERCIAL

- 28 Proposed Truganina Business Park
- 29 Future Melbourne Business Park
- 30 Edmund Rice Community Services

SPORT

- 31 Proposed Mt. Atkinson Sports & Recreation Precinct
- 32 Local Sports Reserves
- 33 Proposed Local Parks

EDUCATION

- 34 St Lawrence Primary School
- 35 Proposed Primary School
- 36 Proposed Private Secondary School
- 37 Rockbank Kindergarten
- 38 Rockbank Primary School
- 39 Brookside P-9 College
- 40 Government School
- 41 Proposed Non-Government School
- 42 Springside College
- 43 Catholic Regional College
- 44 Goodstart Early Learning Caroline Springs
- 45 Gilson College
- 46 Bacchus Marsh Grammar
- 47 St. George Preca Primary School
- 48 Southern Cross Grammar
- 49 Deer Park West Primary School
- 50 Creekside K-9 College
- 51 Lakeview Senior College
- 52 Kororoit Creek Primary School
- 53 Victoria University Secondary College
- 54 Caroline Springs Library & Learning Centre
- 55 Little Birds ELC
- 56 Aintree Primary School

RECREATION & PARKS

- 57 Melton Botanic Garden
- 58 Mt. Atkinson Conservation Reserve (50ha)
- 59 Dinosaur Park
- 60 Mt. Atkinson Skeleton Creek Wetlands (3.5ha)
- 61 Future Mt Atkinson Vision Centre Playground
- 62 Grizzly Bear Park Mt. Atkinson
- 63 Proposed Indoor Recreation Centre
- 64 Caroline Springs Lake
- 65 Galli Estate Winery
- 66 Witchmount Estate Winery

TRANSPORT

- 67 Melton Train Station
- 68 Cobblebank Train Station
- 69 Rockbank Train Station
- 70 Proposed Mt Atkinson Train Station
- 71 Caroline Springs Train Station
- 72 Watergardens Train Station
- 73 City Vista Ct Bus Interchange

Train Station

Rail Line

