

Brookfield  
LAKES



*Feel* inspired

An exclusive new address in *Bairnsdale*





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## A new way of living

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Brookfield Lakes is an exciting new residential land estate set to redefine community living within the region, with a focus on forging neighbourhood ties and integrating within the inherited bushland backdrop.

A stone's throw from the Bairnsdale township and at the gateway to the greater Gippsland region, Brookfield Lakes is a perfectly interconnected precinct, offering unrivaled lifestyle opportunities.



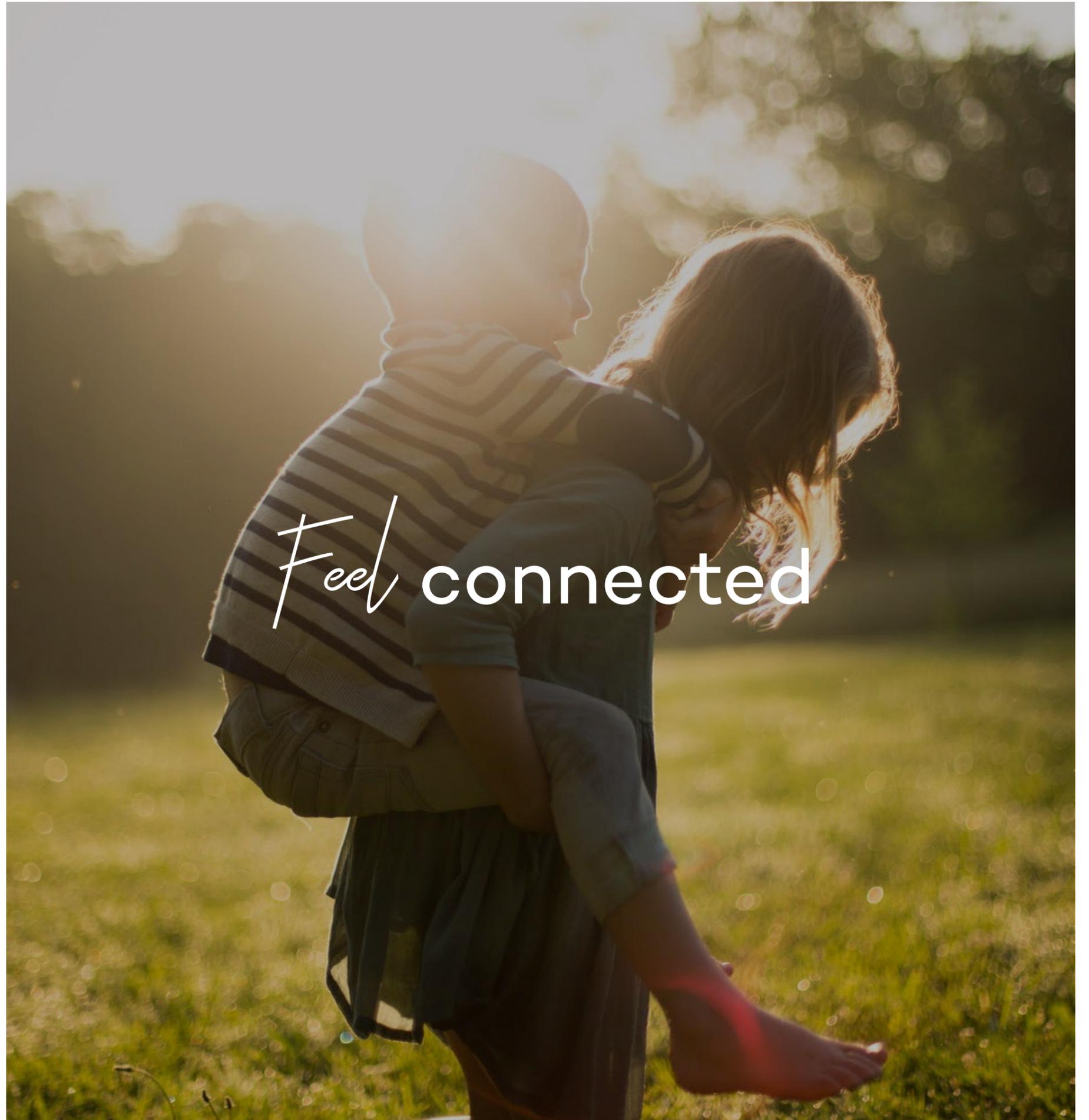
## Build your future

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Brookfield Lakes is designed to become a contemporary, thriving community, providing the perfect address for your new home. At the core of this premium estate is a focus on supporting better living, connecting residents through quality wide open spaces and shared amenities.

Various walkable routes throughout the development are designed to enhance convenience, with every home enjoying walking distance to the communal playground, parkland, the Brook and the activity centre.

*Feel* connected





# Masterplan

Brookfield Lakes is intelligently designed around the Brook, which weaves through the spine of the estate creating a stunning vantage point for residents to enjoy. Brookfield Lakes is an estate curated for easy living and connecting residents to all the amenities within and around the precinct.

The estate will ultimately be home to 412 residences over 13 stages and thirty hectares of beautiful open space, alongside an activity centre, retirement village, parks, walkways and the golf course. Brookfield Lakes will provide highly sought-after living with the retainment of native trees and plants in harmony with significant proposed landscaping, pedestrian linkages and the gently winding brook.

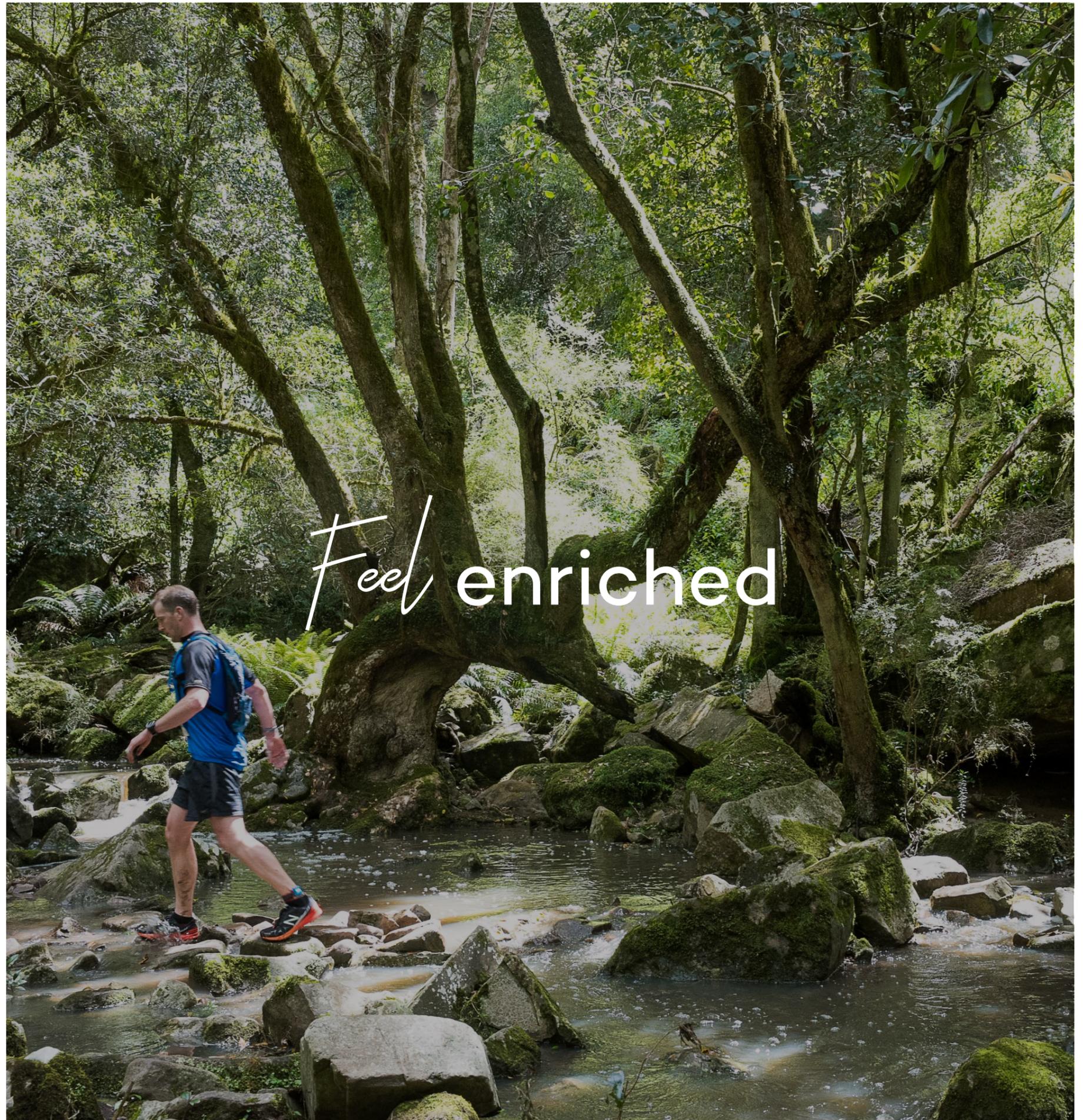


## Lush surrounds

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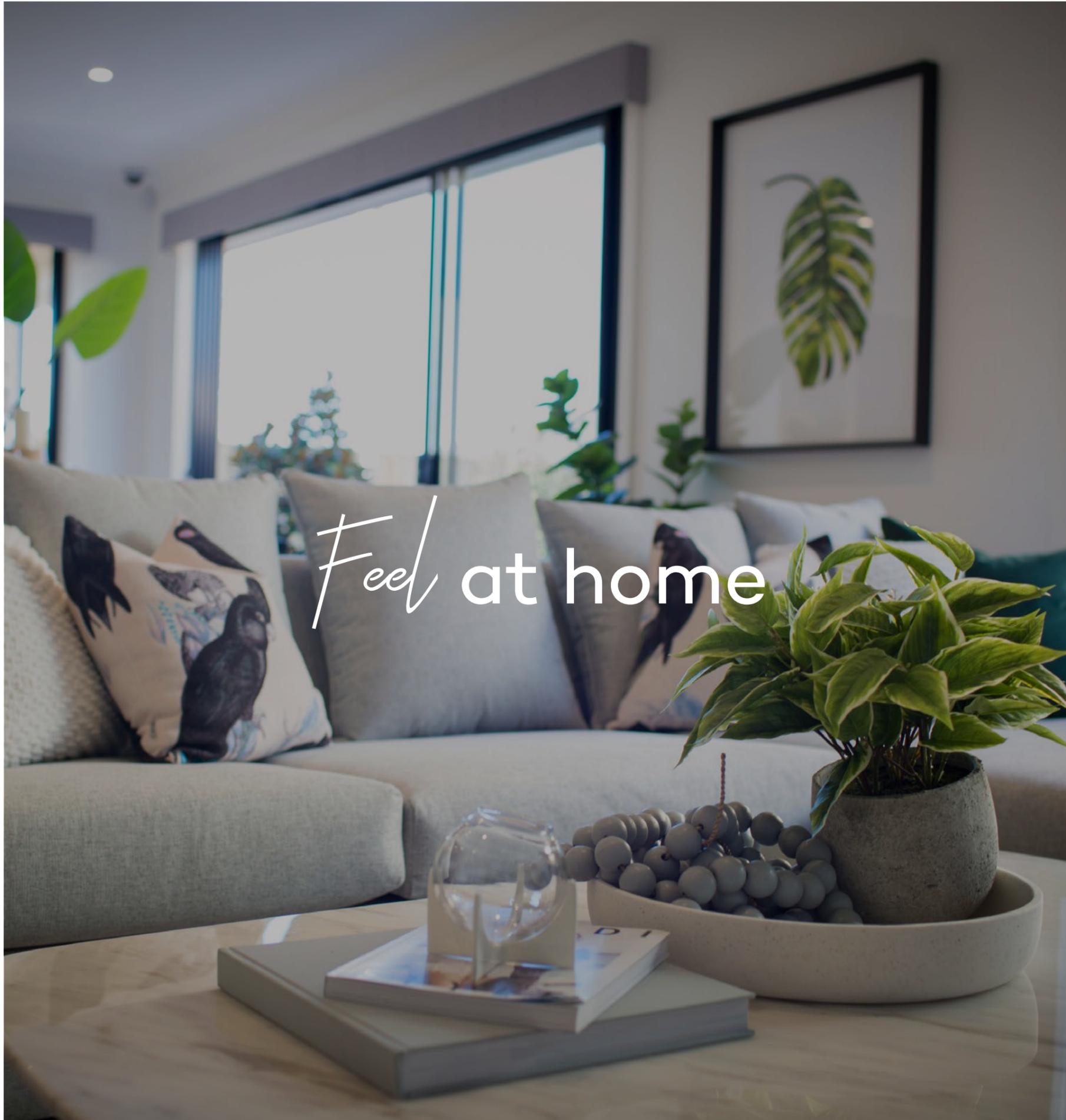
Taking inspiration from its bushland backdrop, Brookfield Lakes will enjoy 30 acres of superbly landscaped open spaces shaping a natural environment.

The tranquil Brook runs through the estate, creating a beautiful outlook. Manicured tree lined streets, including retainment of majestic native red gums, a quality children's playground, integrated footpaths, walkways and roads and the premium landscaped entry is set to elevate Brookfield Lakes to new and exceptional standards of masterplan living, situated in a quintessential Victorian setting.



*Feel* enriched





Feel at home



## Discover your dream homesite

Nestled into the natural surrounds, Brookfield Lakes is comprised of 412 quality allotments ranging from 358m<sup>2</sup> to 1881m<sup>2</sup>. Every aspect of Brookfield Lakes has been carefully considered and meticulously planned, creating a premium, connected lifestyle for residents to enjoy.

Positioned along the Brook, the allotments are a diverse range of sizes to cater for all families and lifestyles, ensuring the dream home is attainable for everyone. From downsizers looking for an easier carefree lifestyle to families wanting to build their forever home with room to grow.

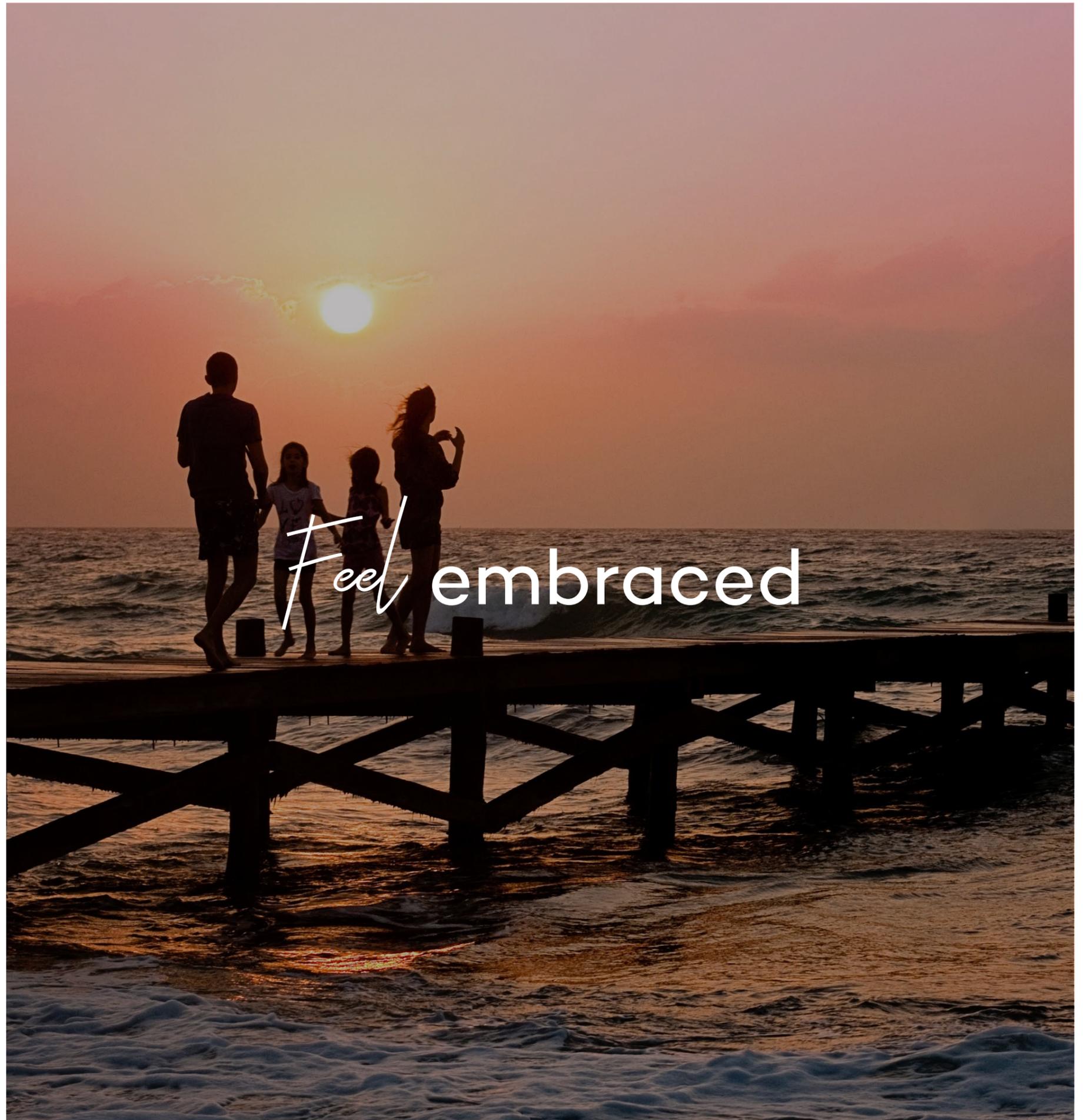




## Family Friendly

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Brookfield Lakes is the perfect neighbourhood to build your dream family home. Open expanses, playgrounds, abundant landscaping and walking paths provide a beautiful backdrop for family life.





## Brookfield Playground & BBQ Facilities

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The Brookfield Lakes neighbourhood playground will be unveiled with the Stage 2 release. The playground will include state of the art playing equipment and structure, an abundance of grassy embankments perfect for relaxing and communal gathering areas including a picnic shelter and BBQ's.



*Feel* tranquil



## Unrivalled Location

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Located on the scenic Great Alpine Road, Brookfield Lakes's highly sought-after location provides a link to all the areas best features, including Bairnsdale, the commercial centre of the area and the renowned greater Gippsland region.

Only a few hours drive to Melbourne's CBD and Victoria's famous mountain ranges and snow fields, Brookfield Lakes offers you the perfect blend of rural and urban living.



Bairnsdale Main Street



Bairnsdale Main Street



The Stables



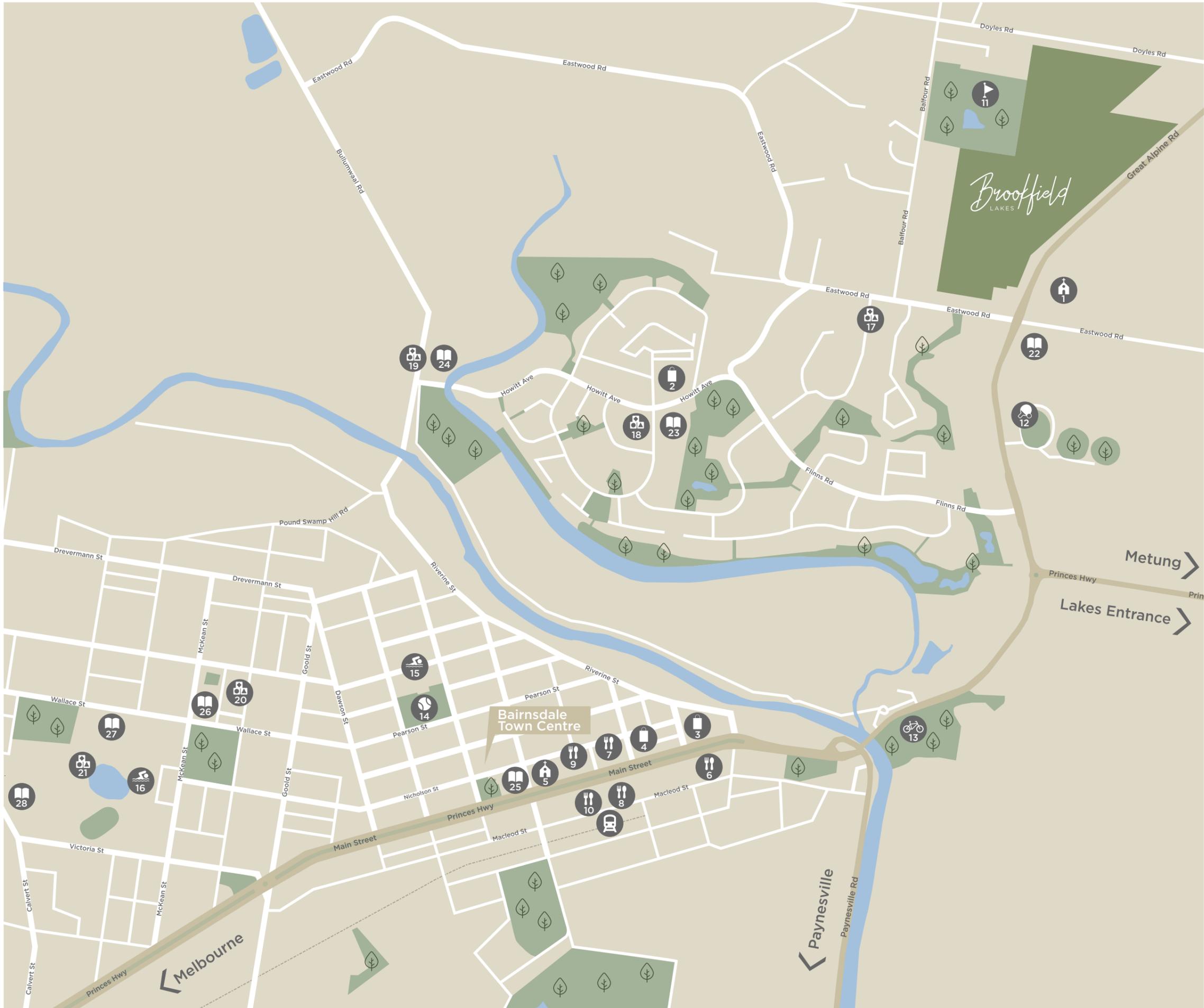
East Gippsland Rail Trail

# Bairnsdale

Brookfield Lakes is located a mere 2km from Bairnsdale's thriving main street, which presents an array of dining and shopping opportunities. Meander along the local strip's selection of boutique cafes, restaurants, shopping villages and supermarkets before strolling through the Howitt Park Market.

Sporting and community facilities are abundant within the charming country town, including popular attractions of the Goose Gully Golf Course and the Bairnsdale Aquatic and Recreation Centre. The town hosts plentiful highly respected primary and secondary schools as well as numerous kindergartens and a Tafe.

Bordered by the Mitchell River and the East Gippsland Rail Trail, Bairnsdale provides a wealth of soothing landscape to ride and explore.



**LOCAL AMENITIES**

- 1 Bairnsdale Uniting Church
- 2 Eastwood Village Shopping Centre
- 3 Coles
- 4 Woolworths
- 5 St Marys Catholic Church

**FOOD & DINING**

- 6 Hendo's Cafe
- 7 Mr D Food & Coffee
- 8 The Grand Terminus Hotel
- 9 Jarrods Bakery
- 10 The Stables Gallery

**RECREATION**

- 11 Goose Gully Golf Course
- 12 Bairnsdale Squash & Table Tennis
- 13 East Gippsland Rail Trail
- 14 Bairnsdale Tennis Club
- 15 Bairnsdale Outdoor Pool
- 16 Bairnsdale Aquatic & Recreation Centre

**CHILD CARE**

- 17 Eastwood Early Learning Centre
- 18 Bairnsdale Childcare and Kinder
- 19 Gippsland Grammer Early Learning Centre
- 20 BJ's Early Learning Centre
- 21 Westdale Kindergarten

**SCHOOLS**

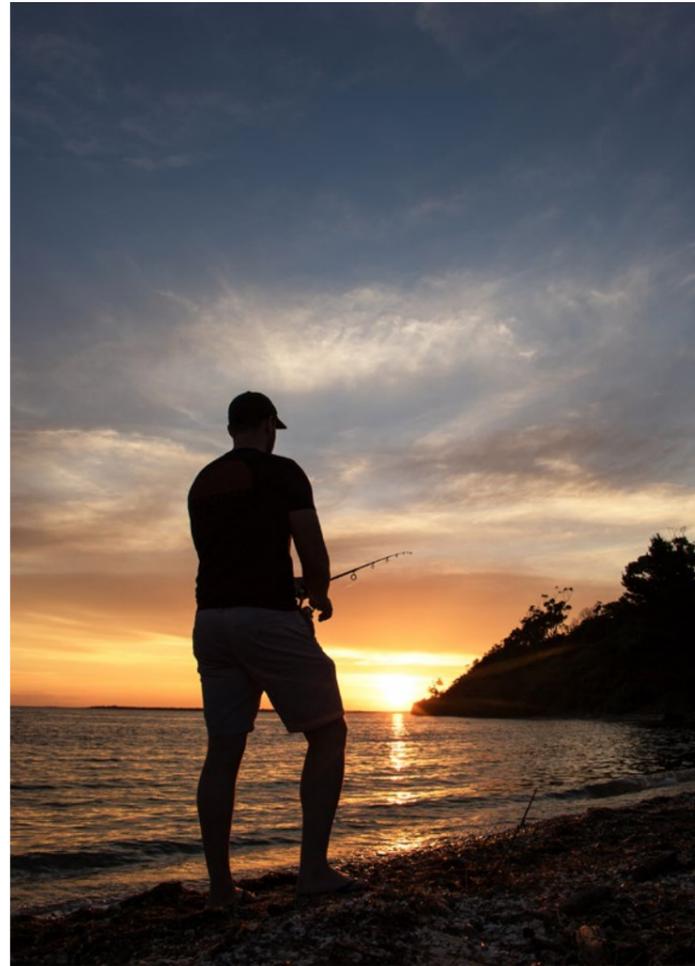
- 22 Glenvale School
- 23 Lucknow Primary School
- 24 Gippsland Grammar
- 25 Bairnsdale Primary School
- 26 Bairnsdale West Primary School
- 27 Bairnsdale Secondary College
- 28 East Gippsland Specialist School



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Lakes Entrance



Lakes Entrance



East Gippsland Rail Trail

# Greater Gippsland Region

Brookfield Lakes is at the gateway to the greater Gippsland Lakes region, offering a unique opportunity of adventure at your doorstep.

Explore the pristine waterways by boat or watersports for the more intrepid. Take a relaxing coastal drive along 90 Mile Beach, a golden stretch of sand, which spans from Port Albert and Lakes Entrance.

Enjoy spectacular views and pure bliss within the many national parks, that inhabit the area. Cycle or hike through farmland, towering forests and coastal landscapes.

# REVEL

DEVELOPMENT GROUP

Revel Development Group is one of Melbourne's most progressive property developers. Over the last decade they have been involved in an extensive and diversified range of projects, boasting an on-completion value in excess of \$700 million.

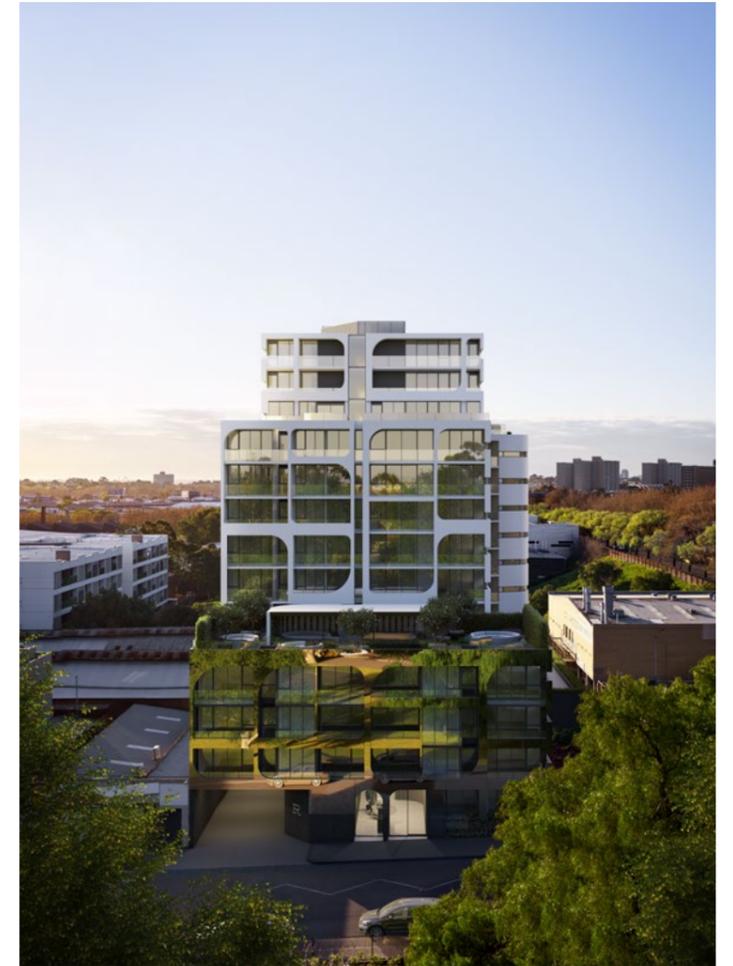
Along with building superb investment opportunities, Revel is committed to delivering innovative, sustainable and high-quality landmark projects, that set a benchmark in the lifestyle property development sector.



Linc Facade



Linc Rooftop



Reflections facade



Reflections Living

# Brookfield LAKES

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Name	Status	Exclusive Land	Home Design	Facade	Build Price	Land Price	Total Price	Title Status	Home Area	Lot Size	Contract Type	Storeys	Beds	Baths	Cars
Lot 57	Reserved	No	Lagos 23	Banksia	\$391,100	\$122,500	\$513,600	Titled	209.38m <sup>2</sup> (22.54sq)	451m <sup>2</sup>	Two Part	Single	4	2.5	2
Lot 58	For Sale	No	Coventry 186	Orchard	\$375,400	\$130,000	\$505,400	Titled	186.4m <sup>2</sup> (20.06sq)	517m <sup>2</sup>	Two Part	Single	4	2.5	2
Lot 75	For Sale	No	Gladstone 200	Orchard	\$389,900	\$155,000	\$544,900	Titled	202.8m <sup>2</sup> (21.83sq)	592m <sup>2</sup>	Two Part	Single	4	2	2
Lot 75	For Sale	No	Gladstone 200	Orchard	\$379,900	\$155,000	\$534,900	Titled	202.8m <sup>2</sup> (21.83sq)	592m <sup>2</sup>	Two Part	Single	4	2	2
Lot 78	For Sale	No	Gladstone 200	Orchard	\$389,900	\$175,000	\$564,900	Titled	202.8m <sup>2</sup> (21.83sq)	592m <sup>2</sup>	Two Part	Single	4	2	2
Lot 113	For Sale	No	Coventry 186	Aster	\$372,900	\$135,000	\$507,900	Titled	186.4m <sup>2</sup> (20.06sq)	350m <sup>2</sup>	Two Part	Single	4	2.5	2
Lot 119	For Sale	No	Coventry 186	Banksia	\$375,400	\$145,000	\$520,400	Titled	186.4m <sup>2</sup> (20.06sq)	518m <sup>2</sup>	Two Part	Single	4	2.5	2
lot 137	For Sale	No	Coventry 186	Aster	\$372,900	\$165,000	\$537,900	Titled	186.4m <sup>2</sup> (20.06sq)	434m <sup>2</sup>	Two Part	Single	4	2.5	2
lot 143	For Sale	No	Axton 167	Aster	\$364,025	\$180,000	\$544,025	Titled	167.32m <sup>2</sup> (18.01sq)	384m <sup>2</sup>	Two Part	Single	4	2.5	2
Lot 144	For Sale	No	Axton 167	Banksia	\$364,025	\$177,500	\$541,525	Titled	167.32m <sup>2</sup> (18.01sq)	418m <sup>2</sup>	Two Part	Single	4	2.5	2