

Cadence

R I P L E Y



An AVJennings community.

AVJennings®

Cadence
RIPLEY

Live life at your tempo.

Love being flat-out busy, living life to the max? Or looking for a more chilled lifestyle? Or, perhaps, both? Whatever the rhythms you live by, life at Cadence can move at a pace that suits you.

Cadence is tucked into the Ripley Valley, just 10km south of Ipswich and 3km west of Ripley Town Centre. It's a great location and our carefully-planned community has fewer than 300 homes, so you'll never feel crowded out.

With a variety of lot sizes, and the choice of selecting your own builder to build your dream home, it's easy at Cadence to find the perfect space and place that works for you both now, and into the future.



Ipswich
10 Kilometers

Brisbane
CBD
45 Kilometers

RAAF
Amberley
Base
13 Kilometers

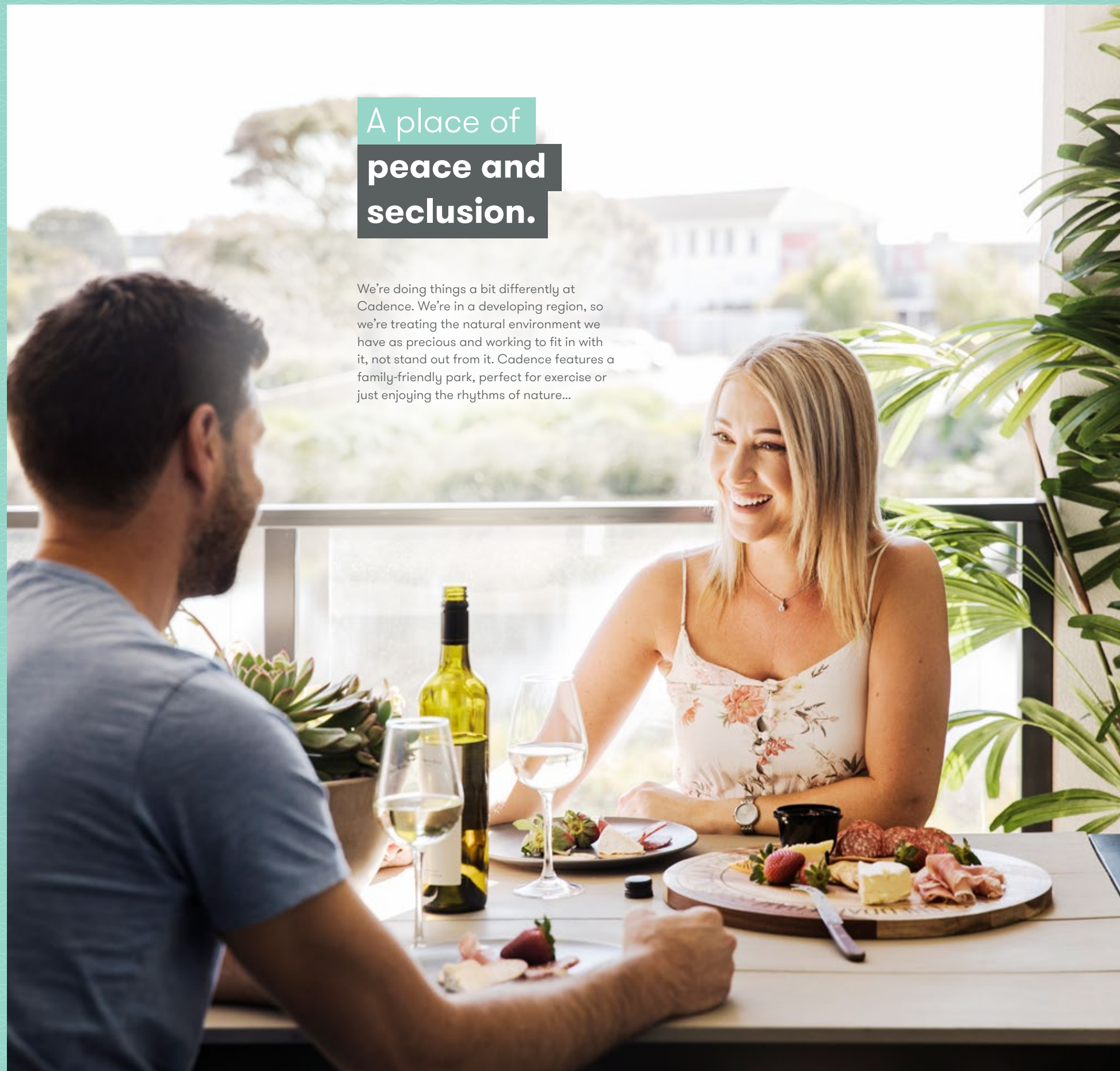
Ripley Town
Center
2.8 Kilometers

Springfield
Lakes
18 Kilometers

Go with
the flow.

At Cadence it's easy to get where you need to go. The community is well serviced by major roads to speed you to work, to Ipswich, Springfield, Brisbane and to all points between. Schools, shopping centres and services are all within easy reach from here.





A place of peace and seclusion.

We're doing things a bit differently at Cadence. We're in a developing region, so we're treating the natural environment we have as precious and working to fit in with it, not stand out from it. Cadence features a family-friendly park, perfect for exercise or just enjoying the rhythms of nature...



A place of playfulness and inclusion.

At Cadence, we want to create a community that serves everyone. That's why Cadence features a sensory, natural playground. Children with autism and other spectrum disorders can benefit greatly from sensory play - and of course it's heaps of fun for everyone else too.

There are many more opportunities for play, activity and entertainment close to **Cadence.**

EDUCATION & CHILDCARE

- 1. Deebing Heights State School
- 2. Bremer State High School
- 3. Ipswich Grammar School
- 4. Ipswich Girls' Grammar School
- 5. Amberley District State School
- 6. Goodstart Early Learning Yamanto
- 7. Starkids Early Learning Centre
- 8. USQ Springfield Campus
- 9. Claremont State Special School
- 10. Churchill State School
- 11. Bethany Lutheran Primary School
- 12. Ipswich Central State School
- 13. Ipswich State High School

CONNECTIVITY

- 14. Centenary Highway
- 15. Ipswich Motorway
- 16. Springfield Central Station
- 17. Cunningham Highway
- 18. Centenary Highway
- 19. Springfield Station

LEISURE CENTRES

- 20. Splash 'n' Play Adventure Park
- 21. Orion Lagoon
- 22. Ipswich Indoor Sports Centre
- 23. Ipswich Netball Association
- 24. Sandy Gallop Golf Club & Function Centre Ipswich
- 25. Brookwater Golf & Country Club
- 26. Willowbank Raceway
- 27. Yamanto Anytime Fitness
- 28. Snap Fitness 24/7 Yamanto
- 29. Ripley Markets
- 30. Ripley Anytime Fitness
- 31. Ipswich Golf Day & Night Driving Range

MEDICAL

- 32. Ipswich Hospital
- 33. Mater Private Hospital Springfield
- 34. Yamanto Family Practice
- 35. Priority Health Medical Centre
- 36. St Andrews Private Hospital
- 37. Ripley Dental
- 38. Ripley Medical & Skin Clinic

SHOPPING & DINING

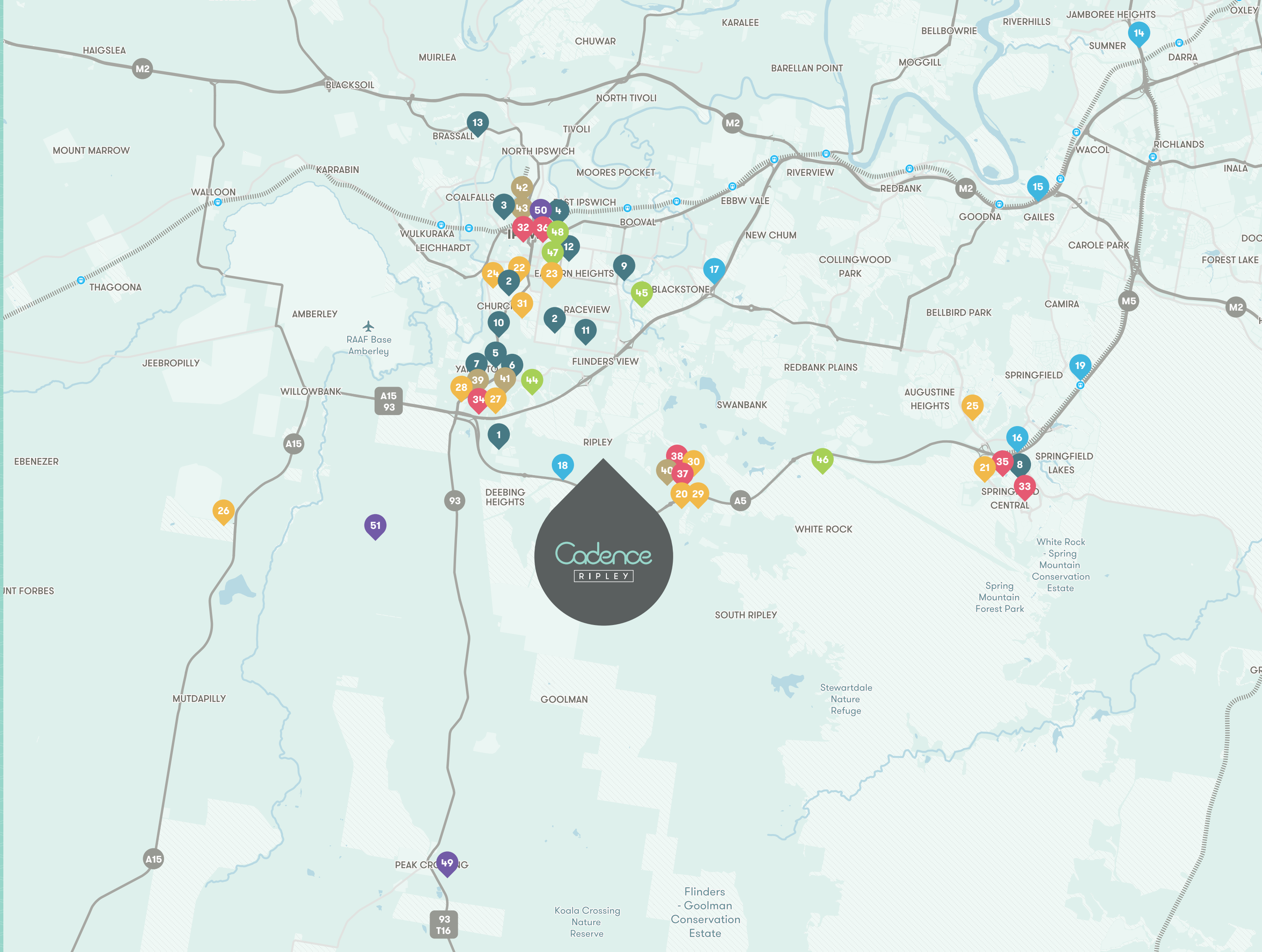
- 39. Yamanto Shopping Centre
- 40. Ripley Town Centre
- 41. Orion Springfield Central
- 42. Riverlink Shopping Centre
- 43. Ipswich City Mall

PARKS & FORESTS

- 44. Deebing Creek Nature Reserve
- 45. Worley Park
- 46. White Rock Conservation Area
- 47. Limestone Park
- 48. Queens Park

VINEYARDS

- 49. Flinders Peak Winery
- 50. Belvidere Winery
- 51. Ironbark Ridge Vineyard



The rhythms of life
don't cost
the earth.

As you can see here, at Cadence our street names are inspired by music related words - such as Tempo Drive and Melody Street.

At Cadence we want to offer a daily reminder of the happy rhythms of life and we want to extend this happiness to as many people as we can, which is why Cadence offers affordable entry points to our community.

As this plan shows, there are a variety of land lots to choose from so whether you're looking to build your first home, moving up, or gearing down, you can find your perfect space at Cadence.

- Stage 1A
- Stage 1B
- Stage 1C
- Stage 2A
- Stage 2B
- Stage 3A
- Stage 3B
- Stage 3C
- Stage 4A
- Stage 4B
- Park
- Drainage Reserves





**Your
community
developer.**

AVJennings®

Everyone wants to belong somewhere. It's an important part of the human spirit. At AVJennings we help people build brighter futures by creating communities they want to belong to and grow with.

We know everyone has different needs and wishes for the place they live. That's why we offer a range of ways to get the home you want. You can buy a block of land, a finished home, townhome, terrace or apartment. We can work with your builder, or help you choose one.

We also know a home is part of a community, which is why we make sure parkland, play spaces and pathways are incorporated into every development. It's why we locate our developments close to schools, shops and transport. It's why AVJennings is your community developer.

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