

HABITAS TOWNHOMES

RELEASE FOUR

HABITAS
AURORA



DEVELOPMENT
VICTORIA

A project by



NATURE’S CALM

Live where calming green outlooks meet lively activity. Where natural beauty and tranquillity intersect with the flourishing, connected Aurora community. Habitas - a sanctuary you’ll love coming home to.



Images from left to right
— Conservation Reserve
— Aurora Adventure Playground
— Degani Aurora Epping

ESTABLISHED NEIGHBOURHOOD

Experience the vibrant social heart of the Aurora community. Aurora Village is just steps from your Habitas front door, for everyday essentials and specialty goods at your fingertips.


























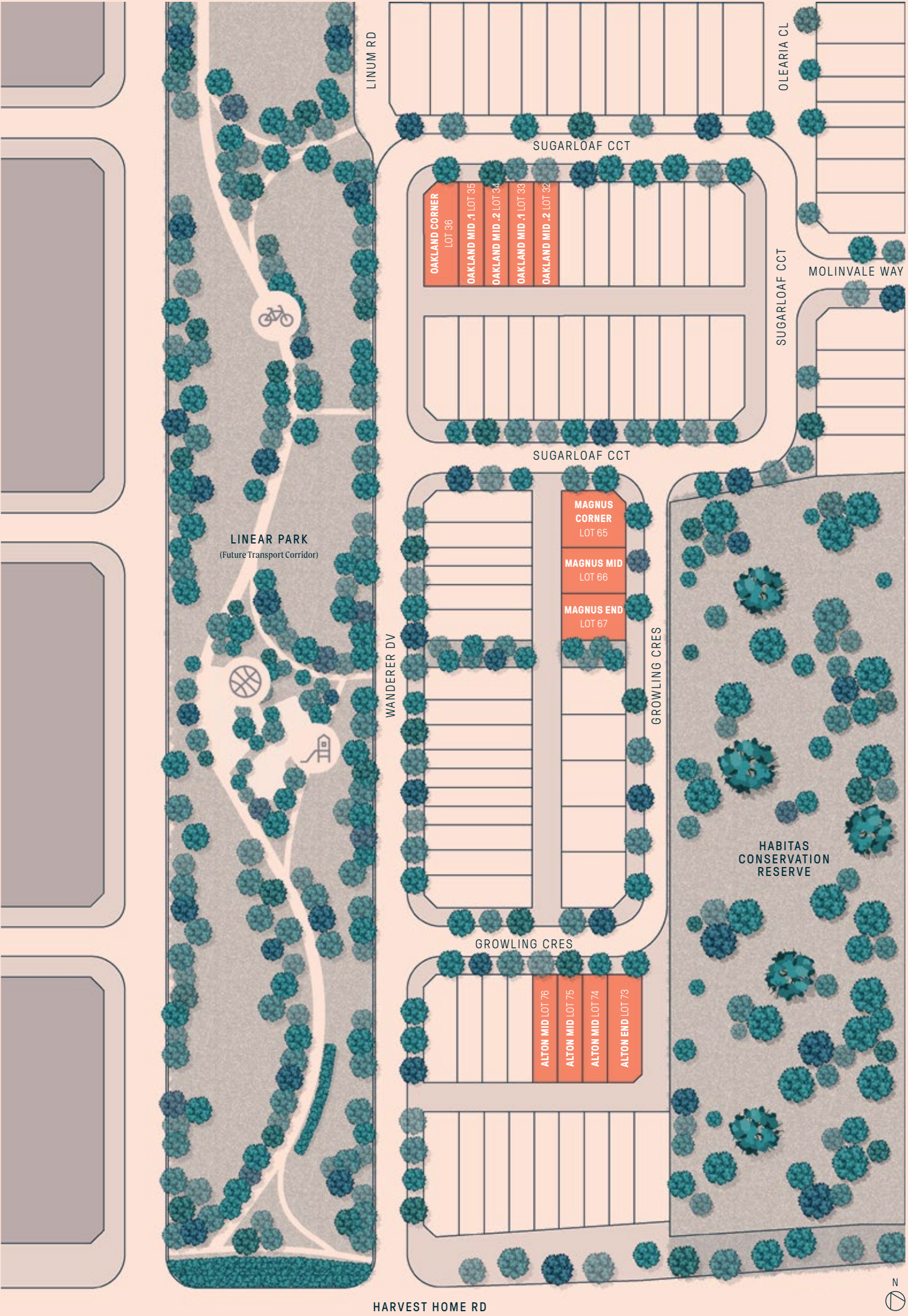
Aurora Village

Fringed by nature and adjacent to every convenience, this desirable haven represents the perfect blend of connection, amenity and accessibility.

Release four product range

Release four offers a selection of 3 and 4 bedroom townhomes. Flexible and functional, these exquisite contemporary residences have been designed with modern families in mind. Sleek spaces showcase impressive architectural style paired with exceptional comfort.

ALTON MID TOWNLIVING BY METRICON	 4	 3	 2
ALTON END TOWNLIVING BY METRICON	 4	 3	 2
MAGNUS CORNER TOWNLIVING BY METRICON	 3	 2.5	 2
MAGNUS MID TOWNLIVING BY METRICON	 3	 2.5	 2
MAGNUS END TOWNLIVING BY METRICON	 3	 2.5	 2
OAKLAND CORNER SOHO LIVING	 3	 2.5	 2
OAKLAND MID .1 & .2 SOHO LIVING	 3	 2.5	 2



Development Victoria supports the Victorian Government's priority of increasing housing supply, diversity and affordability. Approximately 10% of the homes throughout Habitas Aurora may be developed as part of Victoria's Big Housing Build to deliver social housing in Wollert.



LOT 31
OAKLAND

LOT 32
OAKLAND MID.2

LOT 33
OAKLAND MID.1

LOT 34
OAKLAND MID.2

LOT 35
OAKLAND MID.1

LOT 36
OAKLAND CORNER



**LIVE SURROUNDED
BY STYLE**

SOHO
LIVING

OAKLAND
CORNER

Ground Floor	67.40m²
First Floor	64.08m²
Garage	38.82m²
Porch	2.37m²
TOTAL	172.67m²
Land Area	205.00m²

3 2.5 2

Applicable to Lot:
36

The Oakland Corner offers three bedrooms, including a master bedroom with separate ensuite and walk-in robe. The open plan kitchen, dining and living are positioned to the rear of the home, making it perfect for entertaining. The Oakland also features the additional convenience of a study, perfect for working from home.



Artist impression – Lot 36

OAKLAND
MID .1

Ground Floor	65.26m²
First Floor	63.70m²
Garage	38.82m²
Porch	2.37m²
TOTAL	170.15m²
Land Area	150.00m²

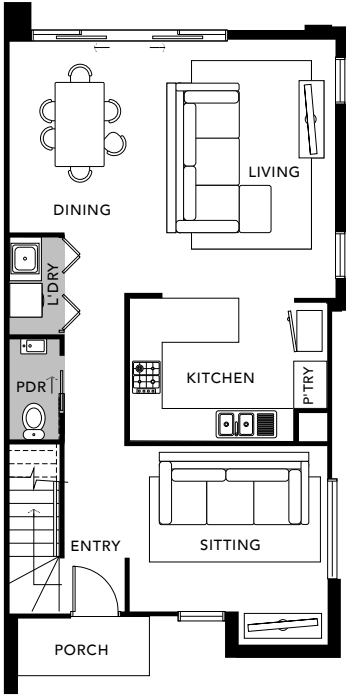
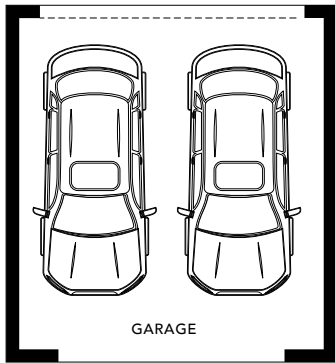
3 2.5 2

Applicable to Lot:
33, 35

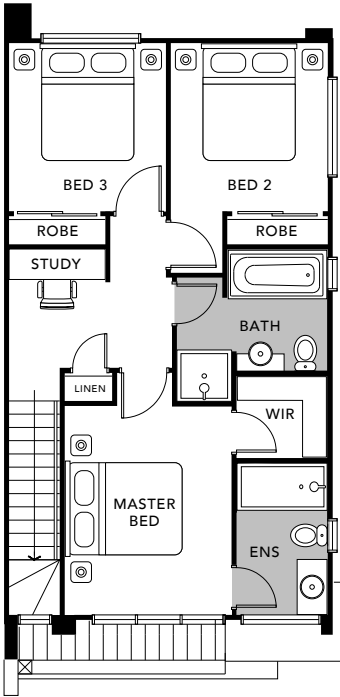
The Oakland is a contemporary townhome with 3 bedrooms and multiple living spaces. Upstairs you'll find three bedrooms including master bedroom with separate ensuite and walk-in robe. The Oakland also features the additional convenience of a study, perfect for working from home.



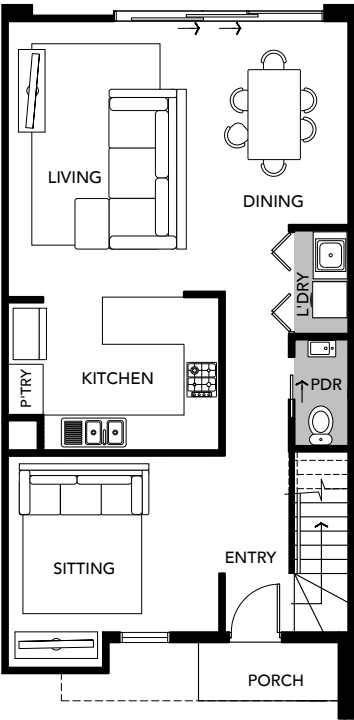
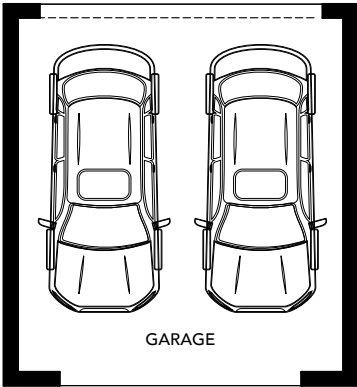
Artist impression – Lot 35



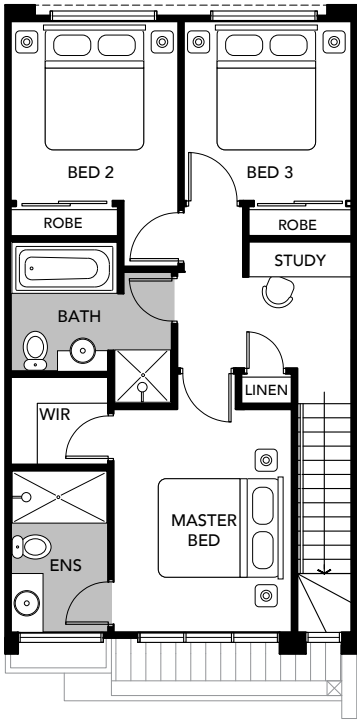
Ground Floor



First Floor



Ground Floor



First Floor

OAKLAND MID .2

Ground Floor	65.88m²
First Floor	63.90m²
Garage	38.82m²
Porch	4.56m²
TOTAL	173.16m²
Land Area	150.00m²

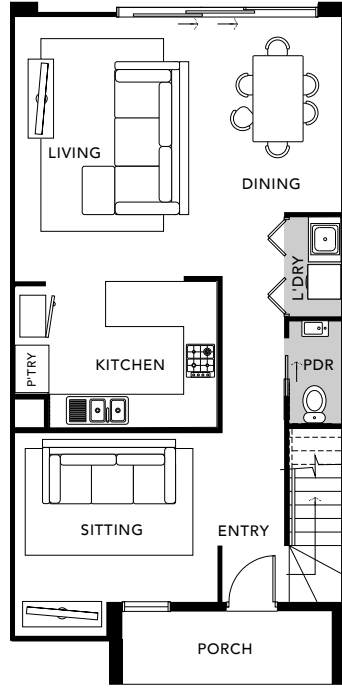
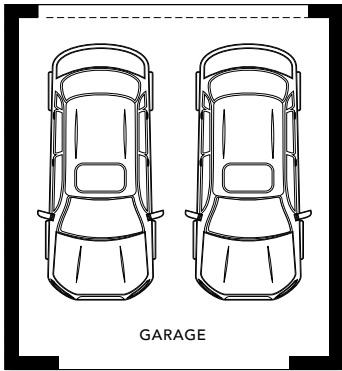
3 2.5 2

Applicable to Lot:
32, 34

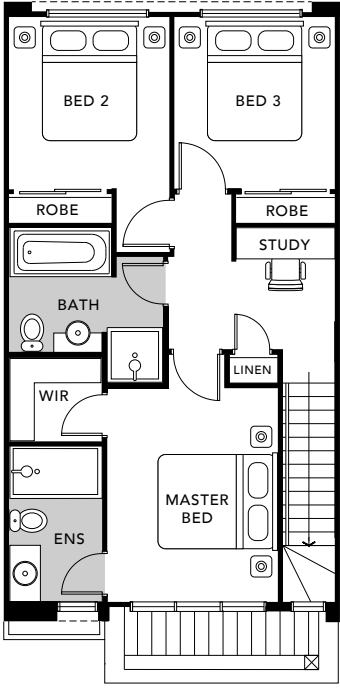
The Oakland is a contemporary townhome with 3 bedrooms and multiple living spaces. Upstairs you'll find three bedrooms including master bedroom with separate ensuite and walk-in robe. The Oakland also features the additional convenience of a study, perfect for working from home.



Lot 34 shown, 32 reversed



Ground Floor



First Floor



LOT 73
ALTON CORNER

LOT 74
ALTON

LOT 75
ALTON

LOT 76
ALTON

LOT 77
ALTON

LOT 78
ALTON

LOT 79
ALTON

LOT 80
ALTON CORNER



**A HOME TO SUIT
EVERY LIFESTYLE**

TOWNLIVING™ | **m**
metricon

ALTON
END

Ground Floor	69.95m²
First Floor	58.73m²
Garage	38.65m²
Porch	6.13m²
TOTAL	173.46m²
Land Area	208.00m²

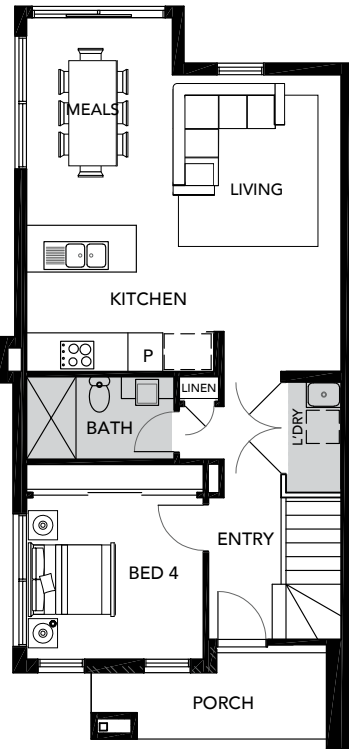
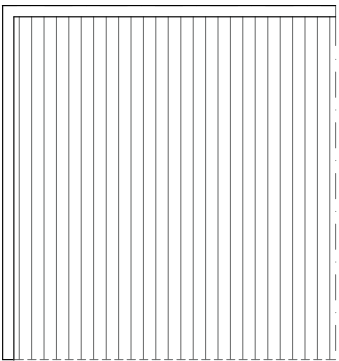
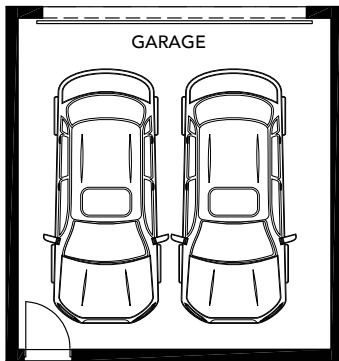


Applicable to Lot:
73

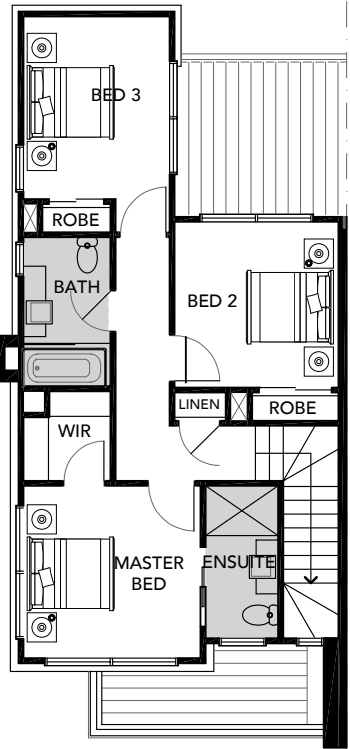
The intelligently designed Alton devotes the ground floor to family living, perfect for entertaining. Three generous bedrooms sit upstairs, with the master ensuite including a walk-in wardrobe. A home office for yourself or a fourth bedroom on the ground floor giving you the flexibility for what you need.



Artist impression – Lot 73



Ground Floor



First Floor

ALTON
MID

Ground Floor	68.83m²
First Floor	59.06m²
Garage	38.46m²
Porch	6.13m²
TOTAL	172.48m²
Land Area	156.00m²

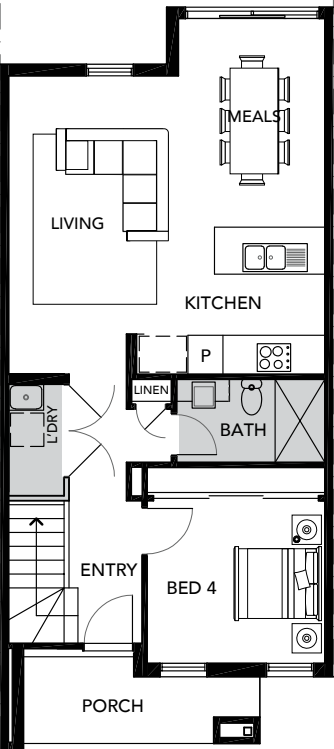
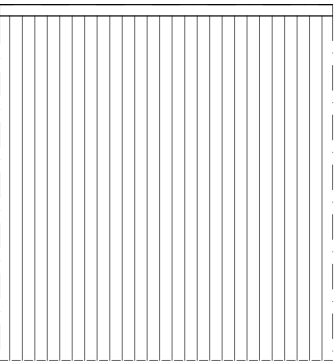
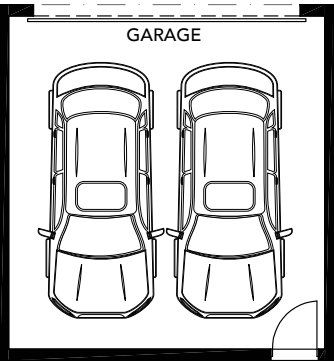


Applicable to Lot:
74, 75, 76

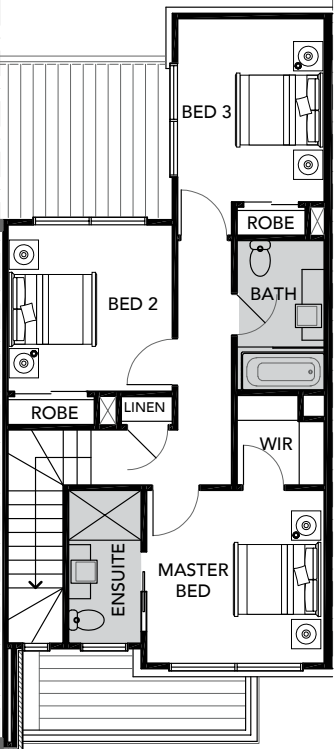
The intelligently designed Alton devotes the ground floor to family living, perfect for entertaining. Three generous bedrooms sit upstairs, with the master ensuite including a walk-in wardrobe. A home office for yourself or a fourth bedroom on the ground floor giving you the flexibility for what you need.



Artist impression – Lot 74



Ground Floor



First Floor

Lot 75 Reversed

LOT 67
MAGNUS END

LOT 66
MAGNUS MID

LOT 65
MAGNUS CORNER



**A HOME TO SUIT
EVERY LIFESTYLE**

TOWNLIVING™

m
metricon

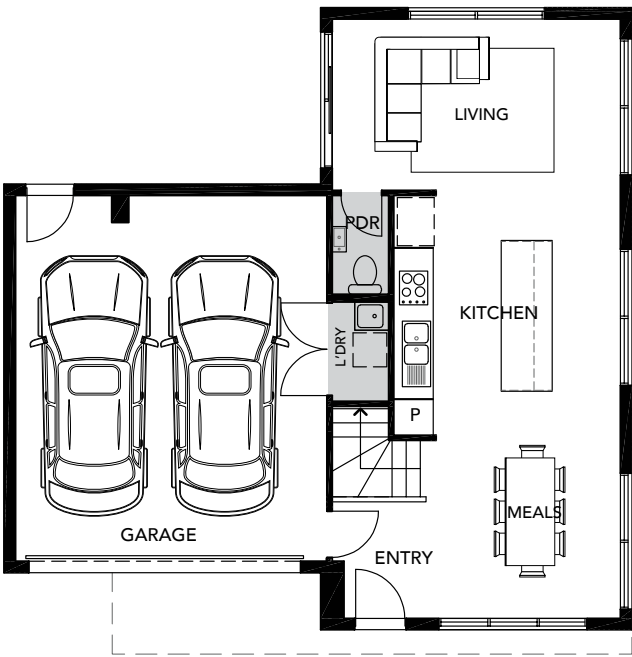
MAGNUS
CORNER

Ground Floor	59.79m²
First Floor	70.02m²
Garage	39.19m²
Balcony	5.89m²
TOTAL	174.89m²
Land Area	207.00m²

3 2.5 2

Applicable to Lot:
65

The stylish, three-bedroom Magnus is an ideal entertainer. The light-filled ground floor is given over to free-flowing living, with the spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all have built-in wardrobes. The main indulges in an ensuite and there is a second bathroom.



Ground Floor



First Floor

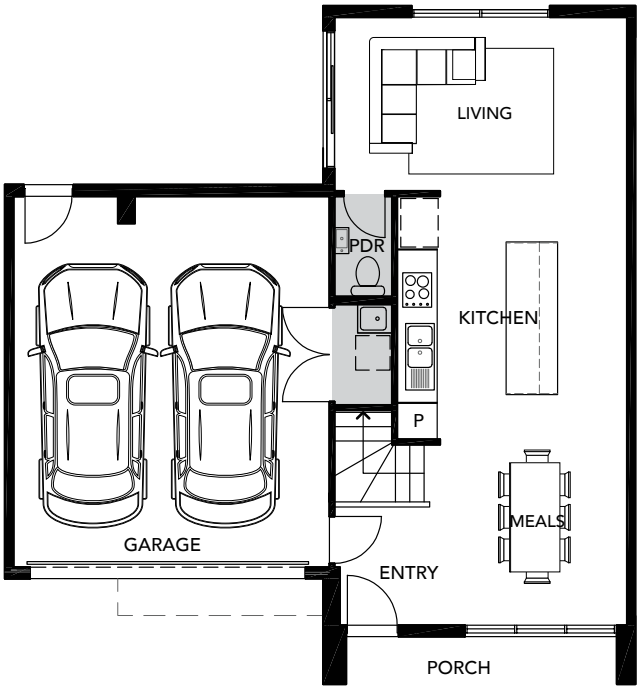
MAGNUS
MID

Ground Floor	59.84m²
First Floor	68.28m²
Garage	38.84m²
Porch	3.92m²
TOTAL	170.88m²
Land Area	169.00m²

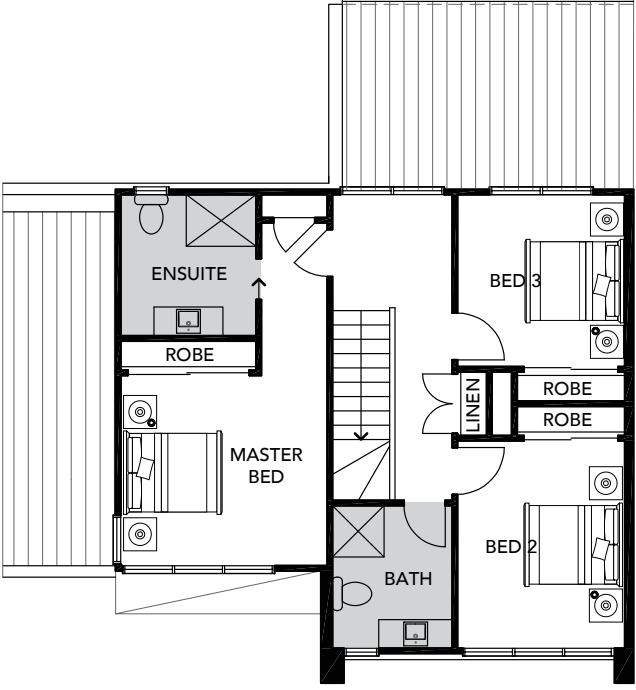
3 2.5 2

Applicable to Lot:
66

The stylish, three-bedroom Magnus is an ideal entertainer. The light-filled ground floor is given over to free-flowing living, with the spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all have built-in wardrobes. The main indulges in an ensuite and there is a second bathroom.



Ground Floor



First Floor

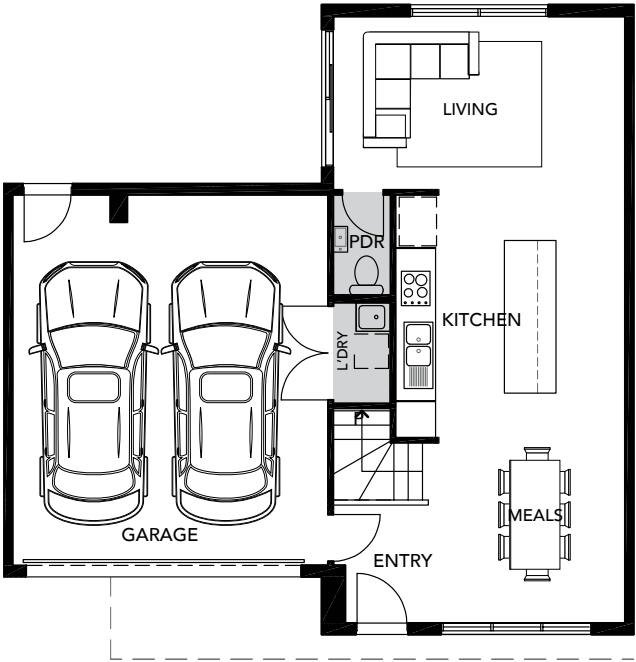
MAGNUS END

Ground Floor	59.23m²
First Floor	69.59m²
Garage	39.39m²
Balcony	5.89m²
TOTAL	174.10m²
Land Area	173.00m²

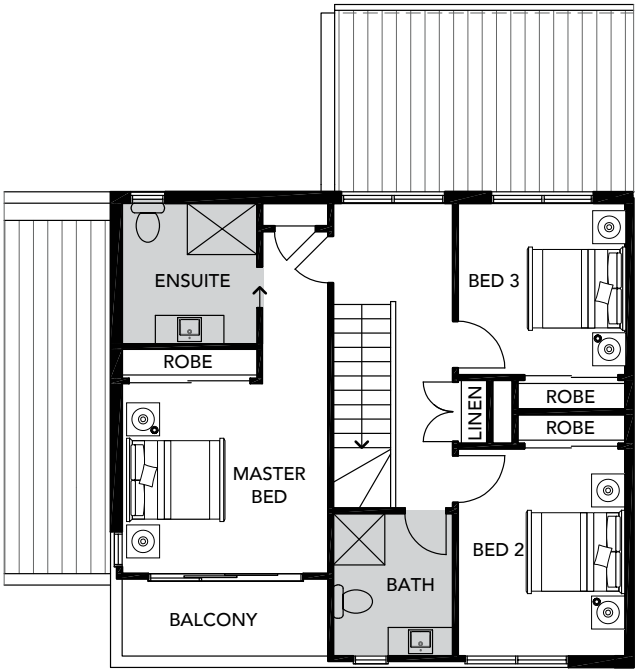
 3  2.5  2

Applicable to Lot: 67

The stylish, three-bedroom Magnus is an ideal entertainer. The light-filled ground floor is given over to free-flowing living, with the spacious kitchen placed at the heart of the home. Three large bedrooms upstairs all have built-in wardrobes. The main indulges in an ensuite and there is a second bathroom.



Ground Floor



First Floor





Artist impression

QUALITY WITHIN REACH

Development Victoria has partnered with market-leading Australian builders, SOHO Living and Town Living by Metricon to deliver highest quality, architect-designed contemporary townhomes for Habitas residents.



Artist impression

A project by



At Development Victoria we're passionate about making Victoria a great place to be. We create vibrant places across our state, through diverse and strategic property development and urban renewal projects.

We build great homes and communities where people and business can thrive, catering for different budgets, lifestyles and people.

Our homes are designed to be sustainable and affordable - giving more Victorians the opportunity to live where they want to be, without having to compromise on quality.

As the Victorian Government's development arm, we also revitalise iconic public buildings, create important cultural and recreational facilities and repurpose public land, for all Victorians.

We help create a better Victoria.

development.vic.gov.au

With a name you can trust, Metricon's mission is to build homes of the highest quality you can be proud to live in. You have peace of mind that your beautifully designed home has been built to last a lifetime.

townliving.com.au

SOHO
LIVING

Soho Living specialise in creating spaces that encourage physical and emotional connection to design. By employing dynamic thinking and fresh aesthetics, Soho developments create lasting, elegant neighbourhoods you'll love living in.

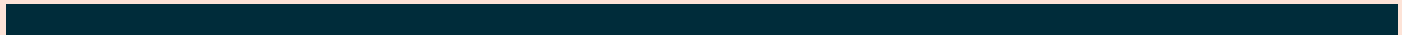
soholiving.com.au

habitasaurora.com.au

03 8317 3752



@habitas.aurora



Sales Centre

Cnr Harvest Home Rd & Whitelight Ave, Epping

Development Site

286 Harvest Home Rd, Wollert

A project by



DEVELOPMENT
VICTORIA



The pictures in this brochure are indicative, for illustrative purposes only, and are subject to change. The images in this brochure may be enhanced and may include some artistic licence. They are provided only to generally convey the planned look and feel of the town home. Any dimensions/ sizes indicated are nominal only with construction to be within allowable tolerances. While best endeavours have been used to provide that information is accurate, prospective purchasers should not rely on the information contained herein. Existing trees, landscaping and furniture layouts are representational only and furniture is not included. To the extent permitted by law (including the Australian Consumer Law), all information in this brochure is provided "as is" without representation or warranty of any kind as to the accuracy, completeness or suitability for a particular purpose and Development Victoria has no liability to any person under contract, tort, common law or equity or otherwise for any loss, expense, action, liability or damage which may arise from the information contained in this brochure. COPYRIGHT: No part of this work, including the designs and images contained in this brochure, may be reproduced or copied in any form or by any means (graphic, electronic, or mechanical, including photocopying, recording, taping or information retrieval systems) without the written permission of Development Victoria. In the spirit of reconciliation, Development Victoria respectfully acknowledges the traditional custodians of country throughout Victoria and recognises and respects their continuing cultural heritage and connection to land. We pay our respects to their Elders past, present and emerging.