



# Life

P O I N T C O O K



Picture your life  
at Point Cook



## Your life the way you've always wanted

Life doesn't get much better than living right in the heart of Point Cook, perfectly positioned to make the most of the lifestyle opportunities, shopping and dining experiences and natural surrounds this lively location has to offer.

Cleverly designed around a series of interconnected parks, conservation reserves and stunning wetlands, Life, Point Cook is your place to play and live life to its fullest.

We're building a neighbourhood that has everything you could ask for, making you feel at home by the coast. Big enough to create a community, small enough to know your neighbour. Life, Point Cook is that kind of place.



### The Hunts

"We definitely try to get the kids out and about most weekends. We like the coastal park, we go out there quite a bit. There are a few parks that we visit."





## Your life close to nature

Seamlessly connected with the local environment, Life, Point Cook includes 9.9 hectares of parks, wetlands, open reserves and conservation areas, giving you plenty of space to relax and mingle with neighbours or watch your kids make new friends.

The huge protected reserve gives everyone a place to throw down a rug for a picnic, or take a stroll beside the wetlands along walking tracks. What better way to teach your children about nature and their environment?

All of these special spaces are further enhanced with paths and linkages that connect you to the surrounding Point Cook landscapes and amenities.



### The Noguehis

"We're close to a park, it's beautiful because we have a lake with ducks. Lots of families go there and we all get to know each other, our children have become friends."





## Your life surrounded by fun

We all know getting our children active is important, so we have designed our Leapfrog Park around exercise that's fun. The giant frog welcomes kids to climb all over him, inside and out – he'll be surrounded by slides, tadpole rockers, fun steppers, tunnels to explore, clamber rocks, climbing ropes, a basket swing and trampolines. An exciting amphibious world awaits!

Leapfrog Park will also be the perfect spot for family weekends, with a shelter and a kick about area for a game of footy and pieces of public art to give this socially active space true character.

Healthy body, healthy mind – at Life, Point Cook the difference is real growth.







## Your life amongst coastal landscapes

We understand some people just have a taste for coastal living. You can have that lifestyle, whilst being a mere 28km commute from Melbourne. Knowing you'll be back in your peaceful neighbourhood to watch the birds come in to land every evening can make all the difference.







**Clark**

"I'm from New Zealand and fishing, surfing and boating are a big part of life, so I love to be close to the water."

**"My friends and I try to get out as much as we can. That's the life."**

Point Cook's energetic community spirit is at the heart of this coastal location. It's simply good old fashioned waterside living.





## Your life of vibrant choice

Having great shopping on your doorstep makes life easier and it doesn't get much better than at Point Cook's town centre. In addition to big name supermarkets, enjoy the convenience of over 130 specialty stores and major retailers including cafes, fresh food, fashion, health and beauty, homewares, furniture and department stores, to name just a few!

Heading out for dinner? A selection of hotels and restaurants provide a safe, family friendly atmosphere with a diverse choice of dining and entertainment options. Or, if you're looking for a night in, there's an abundance of nearby takeaway eateries.

There are also spas, health clubs and plenty of places to pamper yourself, plus all the latest healthcare facilities you'd expect from a modern community.



### The Jenkins

"The town centre's nice the way it's been designed. The health and medical centres and everything we need are at our fingertips. Anything that makes life easy is good."





### **The Hutsons**

"There are always other families here playing, quite often everyone just joins in. It's a real community."



### **Your life of family fitness**

Keeping your family active is easy at Life, Point Cook. Just across the street a new regional sports and recreation centre includes three full-size ovals, eight tennis courts, three soccer pitches and a neighbourhood park, all waiting for your family to get involved and get active. Making health and fitness a part of your daily life is easy when excellent facilities like these are so close.



## Your life of blissful weekends

Weekends are more fun when there's so much to do on your doorstep, and Life, Point Cook is right in the middle of a choice of great destinations.

Head over to Werribee Mansion for a wander through the gardens, or take a walk on the wild side at the Werribee Open Range Zoo.

There's fauna and flora in abundance along the Point Cook coastal park, not to mention stunning views of the bay – take in the fresh air any time you like. Wyndham Harbour is also nearby, popular with the locals for a spot of fishing. If you've always dreamed of owning a boat, this is your chance to take to the water.

Sanctuary Lakes Golf Course just minutes away is the perfect place to improve your handicap, or why not pick up a new vintage and grab a spot of lunch at the Shadowfax Winery. At Life, Point Cook you'll be truly spoilt for choice.



### Suzi and Goren

"We love heading out to the nearby winery, it's such a great place to relax."





**“We use the golf club  
cafe quite a lot for meals  
and that’s really nice.”**



**Claire and David**

“Living in Point Cook really suits where we are in our life at the moment, we have a young family. All the amenities and parks are really geared towards families.”



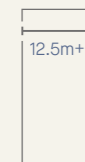
# Lots to choose from

At Life, Point Cook there is something for everyone. With a wide selection of block types from 250m<sup>2</sup> for a low maintenance lifestyle to 800m<sup>2</sup> of spacious family living. Add to these an exclusive choice of homes from Melbourne's best builders, to help make the process of buying and building your new home as easy as possible.



## Domo

Innovative, low maintenance living. Perfect for the functional boutique home design.



## Retreat

Convenient comfortable living. Potential for a fourth bedroom and a double garage. Perfect for those with a busy social life who love to entertain and those who want a back garden that is easily maintained.



## Escape

Opt for the home design with the additional living space, or theatre room and/or rumpus you have always imagined. Enough space inside and out to entertain and keep the kids occupied.



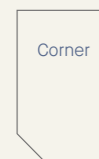
## Classic

Numerous house designs available to suit your lot. Enough backyard space to add your touch of individuality such as an alfresco entertaining area.



## Grand

Large lots designed to fit the majority of single and double storey house designs offered by most builders.



OR



## Prestige

For the inner designer in you. These blocks have their own individuality and vary in size and shapes, perfect for the creative home builder.





# All about Life, Point Cook

## Location

- In the heart of Point Cook
- 28km south-west of Melbourne CBD

## Open space

- 9.9 hectares of planned parks and open space
- Future Leapfrog Park
- Protected wetlands and conservation reserve
- Proposed public art structures and interactive trails
- Over 2km of planned hike and bike paths
- Adjoining sports and recreational facility

## Transport

- Bus route 497 taking you directly to Williams Landing train station
- Future Fongeo Drive/Atlantis Drive extension will connect you to the diamond interchange, providing access to the Princes Freeway from Sneydes Road towards both Melbourne and Geelong

## Connectivity

- High speed fibre optic network connections provided to all homes by Opticomm

## Sustainability

- Parks will be irrigated using recycled water where possible
- Life, Point Cook is registered under the Green Star Communities voluntary sustainability rating tool, for the benefit of today's and future generations



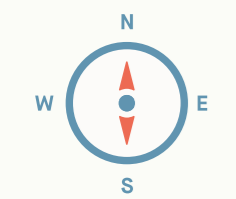




# Your life perfectly positioned

Life, Point Cook is just 28km from Melbourne CBD with linkages to the surrounding community, putting you in the ideal spot to make the most of Point Cook's wealth of amenities.

- Entertainment & Retail
- Cafe / Restaurant
- Education
- Train Station
- Bus Route 497
- Parks & Reserves
- Wetlands & Lakes
- Childcare
- Princes Fwy Entry / Exit



This map is not to scale and indicative only.





**Sarah**

"It's good because I can get to school without using a bus, I walk and it normally takes around 5-10 minutes."

## Your life of learning

It's better for your peace of mind when your kids don't have to walk too far to school. Life, Point Cook has a wide choice of educational facilities just a few minutes away, from kinder for the little ones to primary and secondary schools including Alamanda College, Point Cook Senior Secondary College, Stella Maris Catholic Primary School and Westbourne Grammar School to name a few.

Further education is covered too at Victoria University Werribee Campus, which includes an Industry Skills Training Centre, and at the University of Melbourne Werribee Campus, offering plenty of qualification options.



# Introducing Frasers Property Australia

Local at heart but international of mind, Frasers Property Australia creates real places for real people. From warm family homes to dynamic spaces for business, our over 90 years' experience in Australia guarantees quality and reliability every time.

With S\$23 billion in assets across more than 80 cities around the world via our parent company Frasers Centrepoint Limited, you can be confident that we have the strength and experience to deliver what we promise, and we're fixing our sights on making a contribution to important issues such as sustainability and liveability into the future.

At Frasers Property, we understand the human side of property. It's our greatest asset. Our service focuses on making things simpler and easier for real people, because everything we do is about making a real difference to people's lives and caring deeply about how they will benefit.

The difference is real.



## Green Star accreditation

Life, Point Cook is committed to achieving a 5 Star Green Star rating, representing Australian Excellence. This is Australia's trusted rating for the quality design, construction and operation of sustainable buildings, fitouts and communities. For you and your family, this means an energy saving, healthy lifestyle that helps to conserve our great outdoors and its natural resources. All of which adds up to preserving life as we know it.







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**lifepointcook.com.au**

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