

NORTH LANE

TERRACES





Welcome to Aura North Lane Terraces

.....

Take your place at North Lane Terraces, a stunningly designed urban village in the suburb of Nirimba, which is located in the thriving city of Aura, at the southern end of Queensland’s enviable Sunshine Coast.

Wonderfully modern, cosmopolitan and chic, North Lane Terraces capture the essence of coastal living with a healthy dose of urban charm.

You’ll belong to a close-knit neighbourhood amid a creatively designed urban landscape, where everything you need is within reach.

The terraces themselves will be designed and built by three of Queensland’s leading builders, Ausmar, Thompson and Vantage. Each home has been designed to the utmost standard for you to enjoy a lifestyle of sheer comfort.



North Lane Terraces – a joint vision



Developer – Stockland

Stockland has been creating places that meet the needs of our customers and communities for over 60 years. Throughout this time our customers and communities have been growing, adapting, sharing and changing our places into their places.

That sentiment has made us into Australia's leading property group with places as diverse as residential communities, townhomes, apartments, retirement living villages, retail and more, with our award-winning residential communities leading the way in innovative design.

As Australia's leading developer of Green Star Communities, we are committed to sustainability and always create places that both optimise liveability and preserve the environment.

Stockland Queensland's current portfolio includes retail centres, retirement living and residential communities, including Delta Hope Island, Foreshore, Newport, Providence, Bokarina Beach and Kalina.

The health and wellbeing of our residents is of paramount importance to us, and we aim to create places where communities thrive.

We make the places. You make them your own.



Builder – Vantage Homes

Vantage Homes Qld are renowned for their terrace designs, which represent the finest cosmopolitan, low-maintenance living available. Modern and on trend, Vantage terraces offer a high level of inclusions at an extremely affordable price.

Our multi-award-winning terraces push the boundaries with clever use of space, versatile floor plans and sophistication. Vantage delivers the perfect balance between innovation and ambiance, ensuring your home offers you the lifestyle you deserve.

With over 20 years experience providing a personal touch to guide you in the planning, building and styling of your home, Vantage can't wait to go above and beyond to help you build your home.

See why thousands of Queenslanders have chosen to build with Vantage Homes Qld.





Builder – Thompson Sustainable Homes

At Thompson Sustainable Homes we don't just build houses, we create homes – that's our passion! With our highly skilled and above all helpful team, it is our duty to ensure that each customer's needs are met and that they feel included every step of the way. Thompson Sustainable Homes is a family-owned business that has been thriving within the building industry for more than 50 years. When you build with Thompson you will be dealing with a dedicated professional team that will go above and beyond to ensure you have a stress-free experience.

We have established many strong relationships through years of experience and hard work, which is why we have partnered with industry-leading suppliers to develop affordable, sustainable and efficient housing solutions. Thompson Sustainable Homes will strive for excellence when building your new home!

We are always honoured to be working alongside Stockland to create communities like North Lane Terraces, where people want to be a part of the village and feel a sense of belonging. At Thompson we are always eager for a challenge and creating new designs, that's why we are excited for North Lane village as we will be taking it to the next level with these Scandi-styled terrace homes. Minimalistic, modern and simply sleek! We are always looking to grow our family and you can be a part of it today!



Builder – Ausmar Homes

Ausmar Homes is based on the Sunshine Coast and services the South East Queensland, Central Queensland and Northern NSW regions. Established nearly 30 years ago, Ausmar has grown to become one of the top 15 builders in Queensland, winning multiple awards.

At Ausmar, building great homes isn't just about design and appearance. We strive to excel with innovative and environmentally sensitive designs and a genuine customer focus.

With a range of terrace designs that exude contemporary appeal and a truly modern and refreshing approach to small lot living, Ausmar is setting market standards in terrace living.







Terraced living at its finest

At North Lane Terraces, you'll enjoy the benefits of terraced living.

Choose from compact 'lock-up and leave' style lofts to 2, 3 or 4 bedroom homes with options of double and single garages.

Homes will sit across two lanes, where lush green landscaping and stunning home designs blend harmoniously with the vibrant, urban beauty of the City of Aura.

Designed in collaboration with urban designers and landscape architects and constructed by three of Queensland's leading builders – Ausmar Homes, Vantage Homes and Thompson Sustainable Homes.

All homes have freehold titles, so you'll have the added benefit of no body corporate fees.



Prime position in Aura

North Lane Terraces are ideally positioned in the heart of the thriving suburb of Nirimba.

Conveniently positioned across from the terraces is the future Nirimba Village hub. This village will include a future childcare facility, café and more conveniences.

Nirimba State Primary School is a brief stroll away and you are closely located to several sports fields. Nearby are parks, playgrounds and green spaces for you to enjoy.

Take a bike ride down Central Avenue and you'll find yourself in the vibrant heart of Aura City Centre and the 11-hectare People's Place, an urban recreation parkland.

This location offers all the convenience of city living but with the open space and privacy of a close-knit community.



Masterplan supplied for the purpose of providing an impression of Stockland Aura and the approximate location of existing and proposed third party infrastructure, facilities, amenities, services and destinations, and is not intended to be used for any other purpose. Indications of location, distance or size are approximate and for indicative purposes only. Subject to change. Not to scale.

Contemporary design within relaxed urban living

North Lane Terraces offer the feel of the Sunshine Coast in the vibrant city environment of the Aura master-planned community.

North Lane Terraces have been styled to reflect contemporary design trends while also giving you a sense of spaciousness, capturing the relaxed essence of coastal living.

Urban designers, landscape architects and builder architects collaborated to create the North Lane Terraces village. You'll notice the 'laneway' design of the narrow avenues and the minimalistic landscaping. The result is a distinctive neighbourhood, offering a village atmosphere and a true sense of belonging among residents.





An entertainer's delight

North Lane Terraces feature modern, stylish architecture and interior design.

The homes are designed to maximise the natural Queensland light and provide a feeling of majestic spaciousness.

With a home as delightful as one of the North Lane Terraces, you'll be keen to invite your family, friends and colleagues for social gatherings.



The perfect space

At North Lane Terraces, you'll experience the comforting feeling of belonging to a neighbourhood, while also enjoying ample privacy.

North Lane Terraces will feature a green linear spine that will front many of the homes. This will provide an extension of the outdoor living area for each terrace.

The landscaping of this space will be curated to offer privacy and a feeling of separation from the adjoining road and the rest of the community.

Ausmar Burnley

Typical areas

| | |
|------------|-------------------|
| Internal: | 107m ² |
| Garage: | 26m ² |
| Balcony: | 6m ² |
| Patio: | 8m ² |
| Total area | 147m ² |



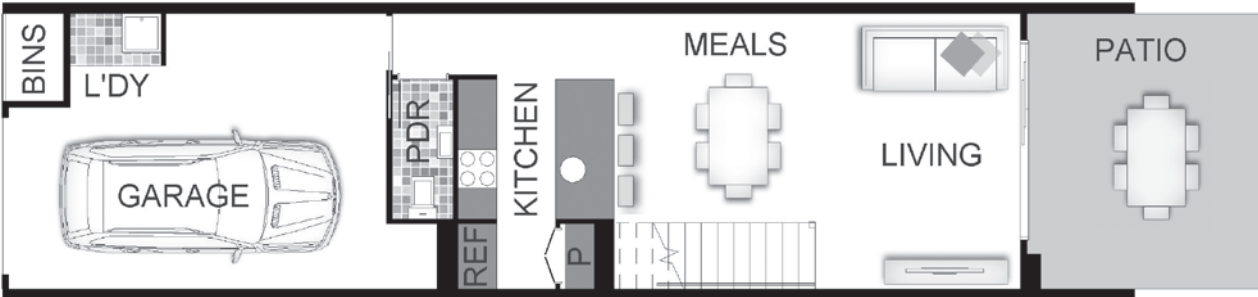
The following floor plan designs are just a selection.

Please contact the builders to discuss more options.

Ausmar Kensington

Typical areas

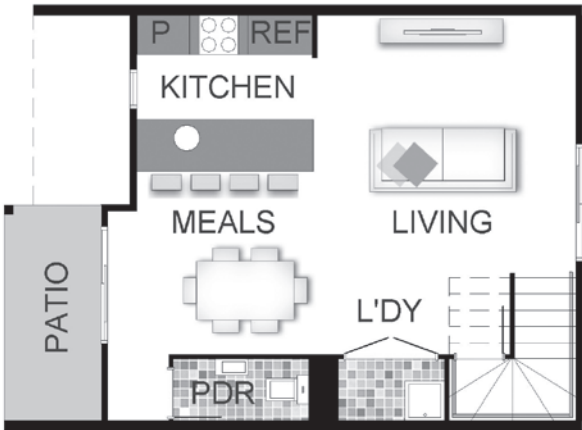
| | |
|------------|-------------------|
| Internal: | 105m ² |
| Carport: | 39m ² |
| Patio: | 8m ² |
| Total area | 152m ² |



Ground



Level 1



Ground



Level 1

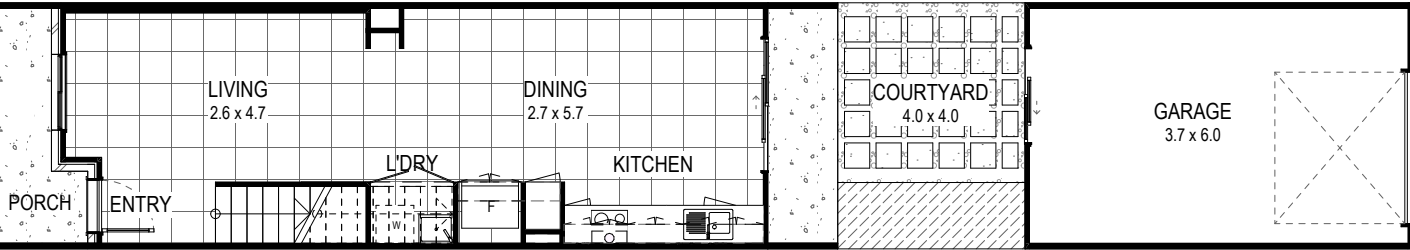


Example floor plan only, individual home designs may vary. Unless otherwise specified, dimensions for external or non-party walls are taken from the outside face of such walls, and dimensions for party walls are taken from the mid-line of such walls. All dimensions and areas are approximate. Furniture, decorative items and the like are shown for indicative purposes only and are not included in the sale. The contract for sale should be reviewed in relation to dimensions, areas, sale inclusions and specifications. Changes to the indicative floor plan may occur in accordance with the terms of the contract for sale.

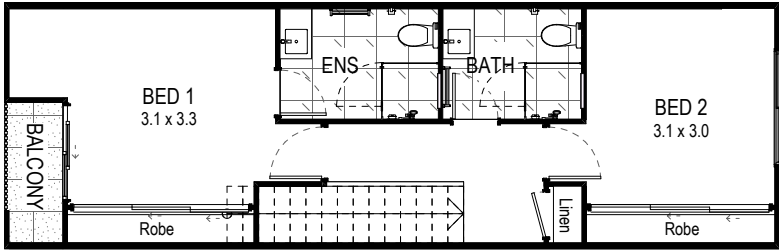
Vantage Bardot

Typical areas

| | |
|------------|----------|
| Internal: | 93.06m² |
| Courtyard: | 16.00m² |
| Garage: | 23.95m² |
| Total area | 121.14m² |



Ground

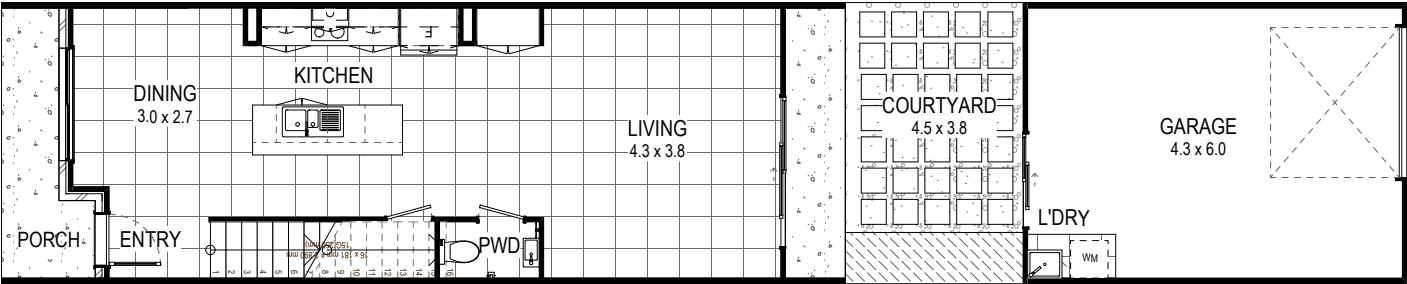


Level 1

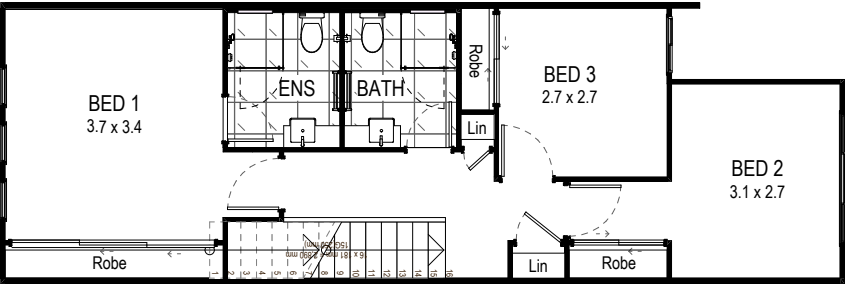
Vantage Cashlin

Typical areas

| | |
|------------|----------|
| Internal: | 110.94m² |
| Courtyard: | 17.26m² |
| Garage: | 27.63m² |
| Total area | 142.72m² |



Ground



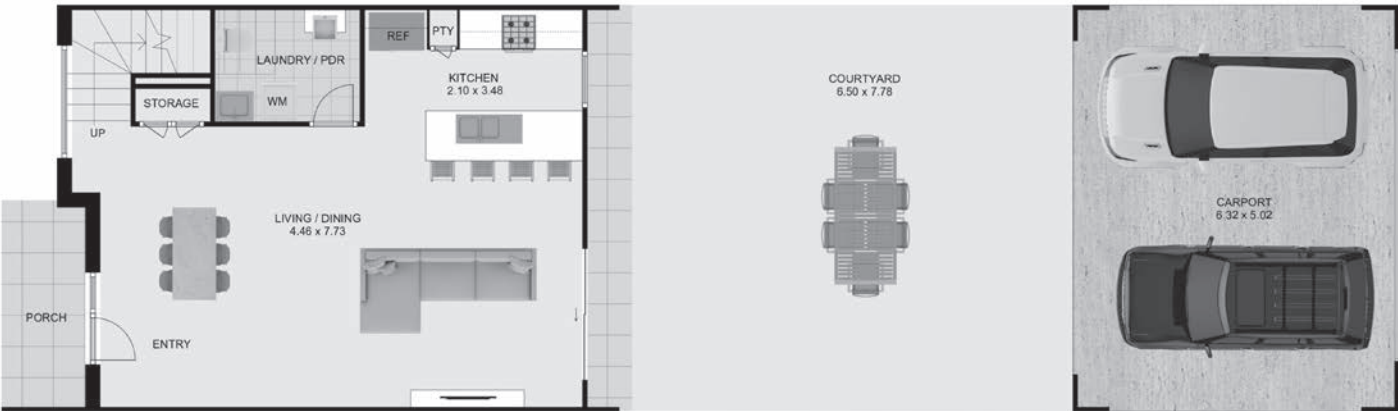
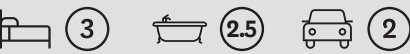
Level 1

Example floor plan only, individual home designs may vary. Unless otherwise specified, dimensions for external or non-party walls are taken from the outside face of such walls, and dimensions for party walls are taken from the mid-line of such walls. All dimensions and areas are approximate. Furniture, decorative items and the like are shown for indicative purposes only and are not included in the sale. The contract for sale should be reviewed in relation to dimensions, areas, sale inclusions and specifications. Changes to the indicative floor plan may occur in accordance with the terms of the contract for sale.

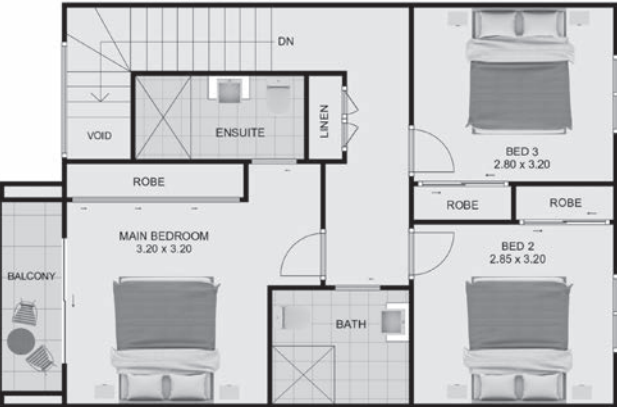
Thompson Barn Robin

Typical areas

| | |
|------------|----------------------|
| Internal: | 106.36m ² |
| Balcony: | 3.67m ² |
| Carport: | 33.80m ² |
| Total area | 157.96m ² |



Ground



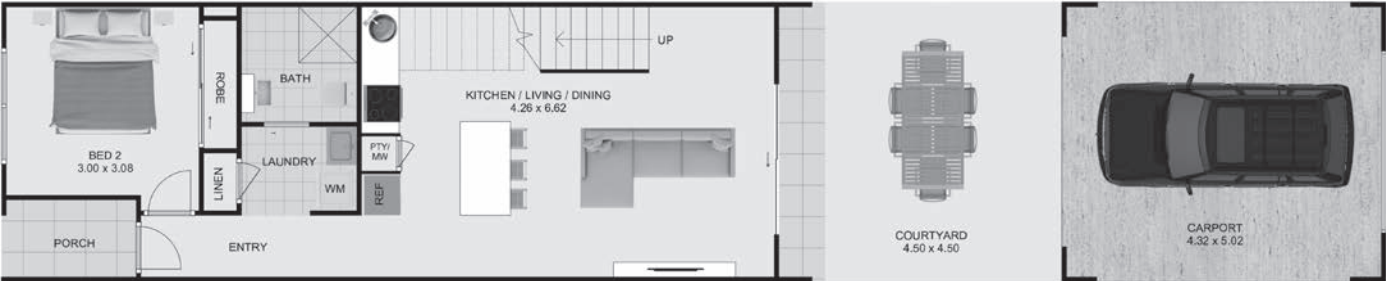
Level 1

Thompson Soho

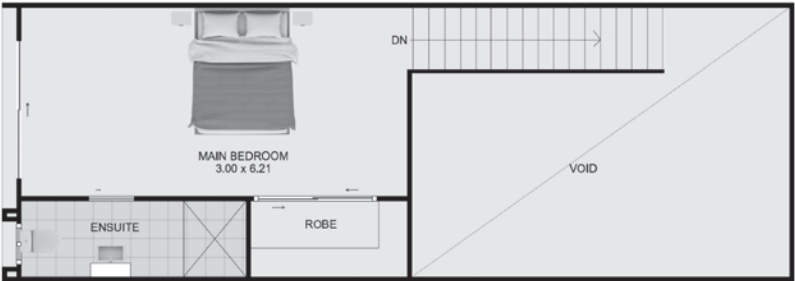
Typical areas

| | |
|------------|---------------------|
| Internal: | 84.47m ² |
| Courtyard: | 15.05m ² |
| Carport: | 23.40m ² |
| Total area | 128m ² |

We deduct the void m² from the total area for loft designs.



Ground



Level 1

Example floor plan only, individual home designs may vary. Unless otherwise specified, dimensions for external or non-party walls are taken from the outside face of such walls, and dimensions for party walls are taken from the mid-line of such walls. All dimensions and areas are approximate. Furniture, decorative items and the like are shown for indicative purposes only and are not included in the sale. The contract for sale should be reviewed in relation to dimensions, areas, sale inclusions and specifications. Changes to the indicative floor plan may occur in accordance with the terms of the contract for sale.



Builder - Vantage Homes
Cashlin streetscape. Artist's impression only. Subject to change.



To secure your own piece of this exciting new urban village in Aura's Nirimba, please contact our builder partners:



Jacqui Jensen
M: 0414 922 689
E: jacquij@thompsonbuildinggroup.com.au

.....



Andrew Shand
M: 0403 068 541
E: andrew.s@ausmargroup.com.au

.....



Nicci Hourn
M: 0476 613 651
E: nicci@vantagemail.com.au

Ian Rowe
M: 0477 774 579
E: ian@vantagemail.com.au

NORTH LANE TERRACES



This document is supplied for the purpose of providing an impression of Stockland's "North Lane Terraces" residential community and the approximate location of existing and proposed third party infrastructure, facilities, amenities, services and destinations, and is not intended to be used for any other purpose. All details, images and statements are based on the intention of, and information available to, Stockland as at the time of publication (December 2021) and may change due to future circumstances. All distance and travel timeframe references are estimates only, refer to distance by car or driving time (unless specified otherwise), and are based on information obtained from Google Maps at the time of publication. Stockland is not responsible for the sale of land at North Lane Terraces. All completed townhome products at North Lane Terraces at Aura are to be sold by Ausmar, Vantage Homes or Thompson Sustainable Homes. For more information about Aura, visit the Aura Sales and Vision Centre. For more information on the townhome products at North Lane Terraces, contact one of the above builders.