



Life as you like it



Stockland

It's time for a better way of living



Banksia is a masterplanned community coming soon to the thriving suburb of Armstrong Creek, brought to you by award-winning Australian developer Stockland.

Offering you the chance to live your best life, Banksia is close everything you need and connected to some of the best destinations in Victoria.

Life, Your Way

02

Local Lifestyle

04

Your New Home

10

The Buying Process

16

The Stockland Story

18

Life, your way



The community will feature sophisticated landscape design and road names inspired by native flora, as well as a shared walking path along the green spine of the community.

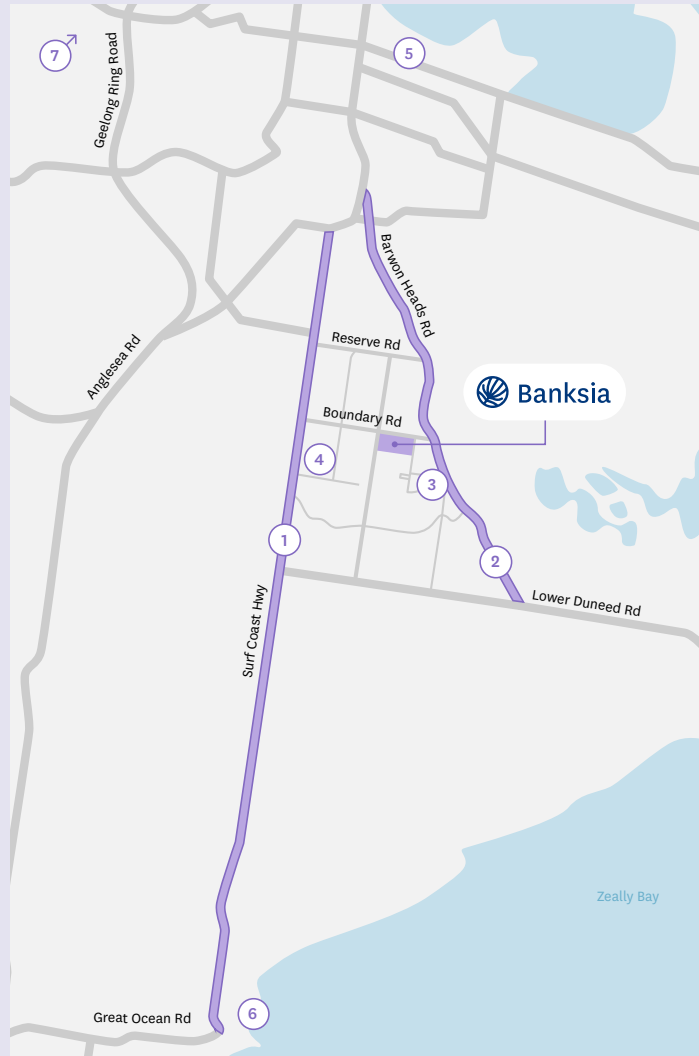


There is also a proposed child care centre planned for the community that new families can access with convenience and peace of mind, being close to home.

Everything you need is nearby

With Geelong CBD only 10.4km away, you can experience the perfect blend of historical charm and modern city life, whilst living in a more tranquil neighbourhood that is Banksia Armstrong Creek.

The easy-going vibe of Armstrong Creek and array of glorious beaches just down the Surf Coast Highway or Barwon Heads Road, will melt away any city stresses and turn every day into a holiday.



All distance references are estimates only, refer to distance by car (unless specified otherwise), and are based on information obtained from Google Maps at the time of publication (April 2022).



Closer to some of Australia's great destinations

Weekends will never be the same with so many iconic beach towns to explore along the Bellarine Peninsula, Surf Coast and Great Ocean Road areas. You can even enjoy a day trip across to the Mornington Peninsula on a short 45minute ferry ride from Queenscliff – how good's that!



Pockets of culture

If you're feeling like taking a break from the surf, there are plenty of options in the area. Wineries, nature trails, cool cafés and restaurants, the award-winning Geelong Waterfront and, of course, a fortnightly dose of footy at the home of the Cats, are all on your doorstep.

1. Surf Coast Highway
2. Barwon Heads Road
3. The Village Shopping Centre
4. Armstrong Creek Town Centre
5. Geelong CBD & Waterfront
6. Torquay
7. Princes Freeway (to Melbourne)





A growing community of like-minded people

A community of people that enjoy the simple things in life - in abundance. Like sharing quality time with loved ones, enjoying delicious local produce, staying active in nature and relaxing in between.



A bright future, coming soon

Armstrong Creek is entering an exciting new stage of urban growth, with more businesses, retailers and employment opportunities being drawn to the area. This is a unique opportunity to get in early and be ready to take advantage of all the benefits that will come your way, including watching your investment grow!

Only 3.1kms from Banksia, Armstrong Creek Town Centre is a 1 billion dollar precinct that will add value to the local Armstrong Creek area, and the lifestyle needs of Banksia residents.





Image courtesy of Boutique Homes. Artist Impression. Subject to change.



Image courtesy of Henley Homes.

An opportunity to
build a brand new,
beautiful home

Thoughtfully designed, beautifully built

Stockland proudly partners with Victoria's best builders to present buyers with a range of quality home designs that suit all kinds of budgets and styles.

With specially curated design guidelines at Banksia, each new home will complement the broader community with quality design finishes and cohesive design principles.



Image courtesy of Henley Homes.



Image courtesy of Boutique Homes.

Designed better, for a better life

Everyone is looking for more space and better living – especially room for a dedicated home office now that Working From Home is here to stay.

When building your dream home at Banksia, you'll be able to create a new home office that's tailored to your new lifestyle. without having to share your space.

Simplifying the buying process

Buying a block of land and building your dream home is a very exciting time. With so many things to consider, it can also be a little daunting at the same time, so we've broken down the steps, to help you navigate this new journey.



Before you buy

Engaging a mortgage broker or bank is the first step to understanding your borrowing capacity and financial position, so you know what size lot and house type you can choose from.

You'll need to do some thorough research at this stage to understand your financial circumstances and the steps involved throughout the buying and building process.



Open your camera and scan the QR code to discover more on the Banksia buying process.

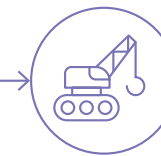


Securing your block of Land

Once you're ready to buy, you will need to register your interest with the Banksia Sales Team. They will notify you via email when the next land release is available and help you throughout the whole process.

When participating in a Stockland online land release, (if you are successful) you'll need to put down a 10% deposit to secure your desired lot, have a conveyancer review the Contract of Sale and then sign the finalised Contract.

You'll then need to finalise and sign all of your mortgage documents prior to Settlement of your land purchase. Once this is complete, the purchase is registered with the Land Titles Office, and the land is yours!



Choosing a Builder

We recommend choosing a builder before your land settles so that you are ready to start building. Otherwise you may have to wait quite a while before you can start construction of your new home.

Stockland proudly partners with Victoria's best builders to support you in your home building journey. Once you've selected your builder, you'll need to share the Banksia Design Guidelines with them to ensure your home is compliant.

The Stockland Story

About Stockland

With 70 years’ experience, Stockland is one of the largest diversified property groups in Australia – owning, developing and managing a large portfolio of retail town centres, workplace and logistics assets, residential communities and land lease communities.



A few of our prestigious awards:



Edgebrook, VIC Park of the Year Award by Parks & Leisure Australia	2021
Oceanside, QLD UDIA Best National Masterplanned Development	2020
Willowdale, NSW UDIA Best Masterplanned Community	2019
Aura, QLD UDIA Environmental Excellence Award	2018
Selandra Rise, VIC UDIA Best Masterplanned Development in Victoria	2017
Brightwater, QLD UDIA Best Masterplanned Development in Queensland	2017
Vale Aveley, WA UDIA Best Masterplanned Development in Western Australia	2017
Mernda Villages, VIC UDIA Best Masterplanned Development in Victoria	2015
Highlands, VIC PCA Best Masterplanned Community	2015
Highlands, VIC UDIA Best Masterplanned Development	2013

Current Stockland communities in Victoria



Project Partners



As one of Australia's largest urban centres, Geelong provides the perfect environment to achieve work/life balance.

Geelong Council is elected to provide leadership and good governance for the municipality and the local community.

The City of Greater Geelong is the organisation that provide services to the community and implements the strategic plan.



Emerge are passionate and respected environmental consultants and landscape architects who work closely with clients and project teams to deliver exceptional, innovative outcomes for their projects, and are driven to enhance the environments in which they work.

Location

Banksia Sales and Information Centre – Coming Soon

502 – 580 Boundary Road, Armstrong Creek, VIC 3217



Ready to live life as you like it?

To register your interest in Banksia today,
call 13 LAND (13 52 63) or email:
banksia@stockland.com.au



Stockland



Banksia

This document is supplied for the purpose of providing an impression of Stockland Banksia 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 (April 2022) and may change due to future circumstances. This document is not legally binding on Stockland. Stockland does not give any warranty in relation to any information contained in this document. Stockland does not accept any liability for loss or damage arising as a result of any reliance on this document or its contents.