

It's a beautiful life

BEAUTIFULLY ESTABLISHED & READY TO ENJOY

AS VICTORIA'S PREMIER RESIDENTIAL DEVELOPER, VILLAWOOD PROPERTIES IS PROUD TO PRESENT ESTUARY LEOPOLD AND ITS NEW PRECINCTS.

At Villawood Properties, we strive to continually improve and innovate to ensure each community we deliver is truly liveable, sustainable and offers a unique sense of place. That's why we are enormously proud of what has already been achieved at Estuary since its launch.

Aside from being in an incredible location on Victoria's iconic surf coast and being conveniently close to transport and other amenities, our masterplan for Estuary will integrate sustainable urban design and construction into the natural features of the local landscape.

By creating open, inviting spaces, we encourage people to come together to meet their neighbours and form long-lasting friendships. We are laying the foundations for strong and supportive networks.

We invite you to see and experience Estuary for yourself. Once you do, we know that you'll want to make this beautiful neighbourhood your home.



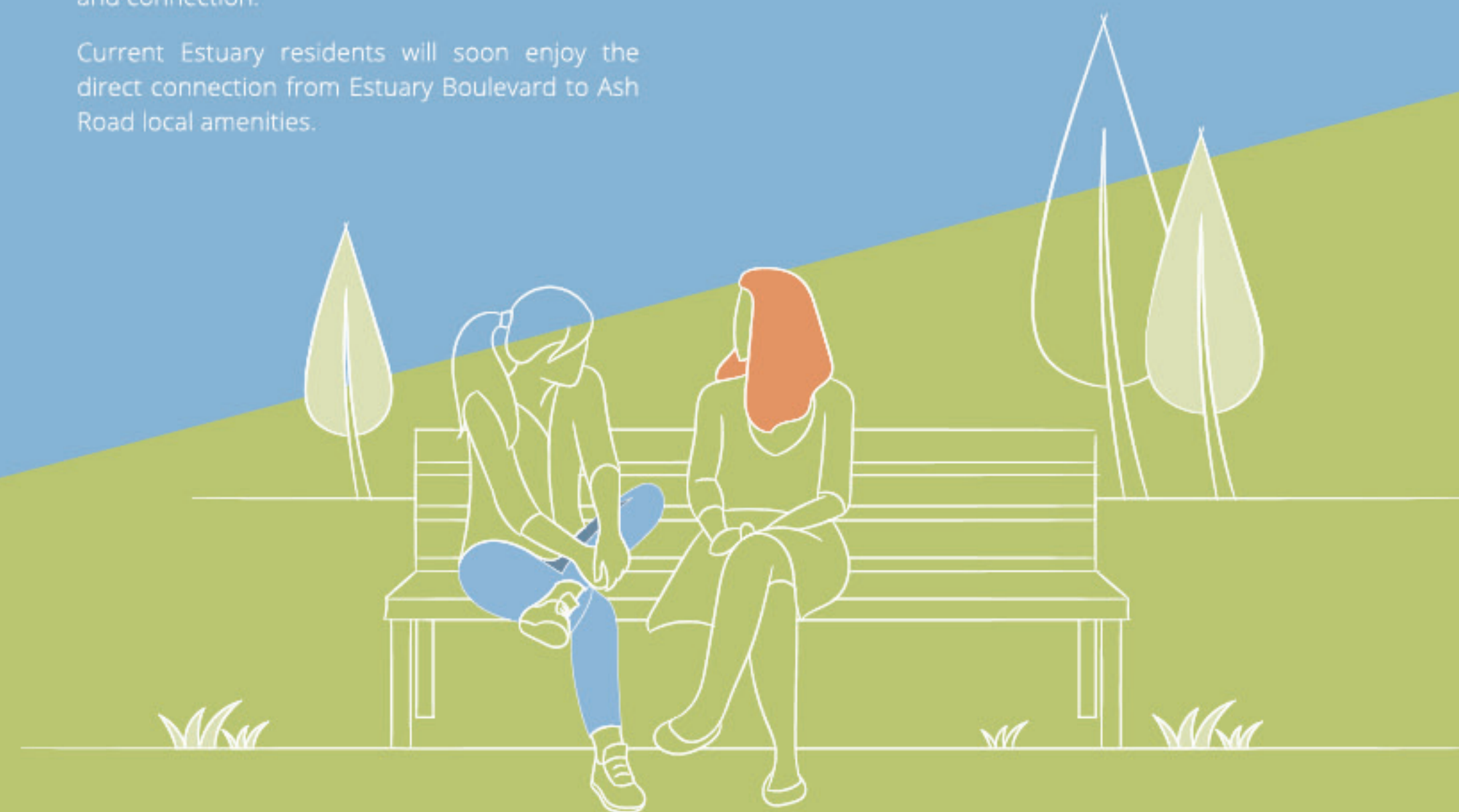
Villawood Properties Executive Directors
Tony Johnson and Rory Costelloe (L-R)

Established in 2016, Estuary Leopold is a prized estate located in the Geelong region. Sold out in record time, our second phase presents an opportunity for you to build a beautiful home in this sought-after location and fully established neighbourhood.

Here at Estuary, you will find that everything has been set in place for you – sports ovals, parks, childcare services and playgrounds. Step onto streets wonderfully landscaped with sculptural art and lush foliage, creating a sense of energy and connection.

Current Estuary residents will soon enjoy the direct connection from Estuary Boulevard to Ash Road local amenities.

Estuary offers a choice of unique precincts, each catered for different lifestyles and generations, from the playfully active to the leisurely, completing the success story of Estuary.



RIVERCOVE
ESTUARY LEOPOLD

LAKE SIDE LIVING

River Cove is Estuary's newest precinct and is just a stone's throw away from the popular Lake Connewarre where you can walk, canoe, bird watch and wander amongst seagrass meadows, or take the kids cycling along riverine trails.

Take pleasure in the open field views from your home and enjoy all the space and fresh air your family needs. If you desire something from the shops such as a great cup of coffee or a good facial, the local amenities on Ash Road are just a short stroll away.

Along with River Cove, other new precincts, with their own distinct neighbourhood characters will also be released in the future.



COME OUT & PLAY

Living at Estuary means enjoying the best things in life – every day. Take tranquil walks by the lake. Get the little ones to spot butterflies, water fowl or a rare orange-bellied parrot. Keep family and friends close in this beautiful community where you will stop to chat to neighbours. When you choose Estuary, you join a warm, vibrant community who will soon become friends.



Estuary South/West views

EVERYTHING YOU NEED & MORE



ESTUARY FOOTBALL GROUND

ESTUARY PLAYGROUND

ESTUARY WETLANDS

MELALUKA ROAD

ESTUARY BOULEVARD

ESTUARY RIVER COVE

WALKERS ROAD

ASH ROAD

GEELONG HOSPITAL

NEWCOMBE
SECONDARY COLLEGE

GEELONG CBD

GATEWAY SANTUARY

GATEWAY PLAZA

PORTARLINGTON HWY

BELLARINE HWY

CORIO BAY

LEOPOLD PRIMARY
SCHOOL

PORTARLINGTON (25MIN)

DRYSDALE (17MIN)

QUEENSCLIFF (20MIN)

OCEAN GROVE (17MIN)

MELBOURNE (80MIN)

Estuary North views

PERFECTLY POSITIONED FOR LIVING & LEISURE

Perfectly positioned in a coveted part of the Geelong region, Estuary is the favourite location for local buyers looking to upgrade. You will have easy access to the Bellarine coast as well as Geelong CBD. Fun times are always at hand, whether you choose to whisk the kids to the beach or stroll through the vibrant malls and artisan precinct of Little Malop Street.





A BEAUTIFUL LIFE AWAITS YOU

Estuary is an established community. That means you don't have to wait to hop onto the oval for your morning jog. Let the children run free in playgrounds and parks long cherished by all. Wake up to bird song and come home to streets filled with laughter as the sun shines on the lake.

See for yourself this beautiful address you can instantly call home.



A special thank you to the terrific Villawood community residents for being photographed for this brochure.

We hope that you'll decide to join them and call this new Villawood community at Estuary, home.



1300 317 578 | estuaryleopold.com.au

SELLING AGENT:



DEVELOPED BY:



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