

Morphettville Redevelopment Information Sheet

In February 2023, the South Australian Jockey Club announced the partnership between the Club, Villawood Properties and Hostplus to develop parts of the Morphettville Racecourse and surrounds.

Community Information Sessions

If you would like further information, Villawood are holding community information sessions at The Junction, 470 Anzac Highway, Camden Park SA 5038 on the following dates:

Thursday 20 July

5:00pm - 8:00pm

Saturday 22 July

10:00am - 1:00pm

Project email: sacommunities@villawoodproperties.com

Project information line: **1300 515 194**

Who are Villawood and Hostplus?

Villawood is a national developer who creates some of Australia's most sustainable and successful developments. Hostplus are an Australian superannuation fund who are a project partner providing investment into the project. Together with SAJC, the groups will develop 7.5ha of rezoned land.

What is the Vision for Morphettville?

A lively, new Morphettville, a premium racing and lifestyle destination, celebrating its proud history, reimagined for today and tomorrow. Our Vision is to provide housing options to suit the widest range of buyers.



Increased public transport accessibility

250 terrace homes and low-rise apartments ranging in height from two to three storeys (Trackside parcel)

Mixed use apartment buildings with more than 150 residences (Anzac Highway parcel)

A supermarket, shops, hospitality outlets, a new SAJC-owned The Junction tavern and SAJC offices

A new community plaza linking Anzac Highway to Morphettville, which will be available for year-round events and create a grand entry to the racecourse



Location of Anzac Highway and Trackside development parcels

Will there be any changes to the racecourse?

No, the racecourse will stay in the current shape and configuration. The land to be developed is currently surplus Trackside land or on Anzac Highway (Anzac Highway and Trackside parcels as shown on the left).

When will the project start?

The forecast project program aims for a first release of homes in Autumn 2024. Planning and approvals will occur throughout 2023 and the first homes should near completion by mid 2025.

Does this development include the Magic Millions Site?

No, whilst the Magic Millions site is rezoned, it is not owned by the SAJC and therefore not part of this project.

How do I find out more?

To stay up to date with new information as it comes to hand, or to find out about how to buy and stay informed during the project approvals and investigations, please register at: villawoodproperties.com.au/community/morphettville



Further information about traffic, open space, housing typologies and the masterplan can be found on the website by scanning the QR code.

Key

1. Mike Turtur Bikeway
2. Pedestrian Connection
3. Pedestrian Plaza
4. Proposed Pedestrian Paths
5. Proposed Vehicle Access Point
6. Mixed-Use Buildings (8-12 Storeys)
7. Low-Rise Residential (2-3 Storeys)
8. Mid-Rise Apartments (4-6 Storeys)



Concept Plan
Anzac Highway and Trackside development parcels