

3429



THE YOOZH CAFE



Sunbury's
Natural Wonder

Emu Bottom Wetlands Reserve



Run by Locals,
for Locals

The Court Coffee Bar



Trends, Styles &
Design Insights

Meet Interior Designer, Jacqui



Explore Sunbury
& its Surrounds

The Perfect Day Out

WELCOME

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Welcome to the 2024 edition of 3429, where we celebrate the essence of Sunbury.

Nestled on the doorstep of the Macedon Ranges, Sunbury boasts a captivating charm. The rolling hills of Sunbury and meandering Jackson's Creek create a picturesque backdrop and a refreshing escape from city life.

Beyond the idyllic location, Sunbury's well-established township is vibrant and proudly supports local winemakers, producers and artisans.



Stroll through the streets, and you'll soon discover quality retail stores, a rich arts culture, a delightful food scene, and excellent schools, all proudly contributing to the town's prosperity.

Despite the rapid growth Sunbury has experienced over the years, it still has that beautiful small-town feeling that attracted local figure Tony Johnson to the region over 30 years ago. Reflecting on what makes Sunbury's community exceptional, Tony boasts of the natural beauty, a well-established township, excellent recreation amenities, and longstanding sporting clubs, all supported by locals. If there's one thing Sunbury residents are big on – it's community.

This community spirit attracted our team at Villawood Properties, one of Australia's most trusted residential land developers, to create innovative and sustainable communities within Sunbury. Our focus has always been on building exceptional communities where people are connected. So, as you read through this edition, I encourage you to explore, embrace and celebrate Sunbury – where the heart finds a home and the community spirit thrives.

THE HEART OF SUNBURY SOUTH



Artist impression of the Sunbury South Town Centre

For years, Sunbury has remained Melbourne's cherished hidden gem. With seamless connections to Tullamarine Airport and the bustling CBD yet nestled on the doorstep of the serene Macedon Ranges, Sunbury offers the epitome of balanced living. As more people uncover the distinctive charm of this thriving locale, it's no wonder that the population is projected to double over the next two decades.

As the community flourishes, infrastructure must keep pace with growth. A pivotal element of this evolution is the Sunbury South Town Centre in Redstone, poised to become a dynamic hub for locals and visitors alike. This vibrant destination will boast a diverse array of amenities, including

a full-line supermarket, department store, co-working spaces, dining options, entertainment, and health and wellbeing services.

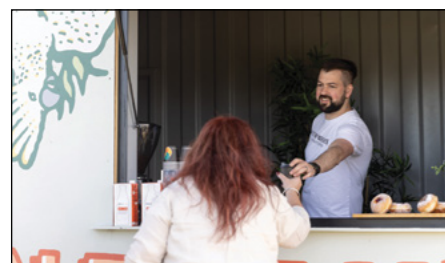
The design has been carefully considered to be easily accessible on foot, by bike and by car with 700 undercover car parks. To be delivered by Sandhurst Retail and Logistics, this will be a destination retail centre.

To learn more about the heart of Sunbury South at Redstone scan the QR code or visit:

[villawoodproperties.com.au
/community/redstone
/town-centre](https://villawoodproperties.com.au/community/redstone/town-centre)



Artist impression



ENJOY A FREE COFFEE FROM CAFE ON THE HILL!

Present this copy of 3429 at Cafe on the Hill located at Northvale Park, Redstone, to receive a free coffee on us. It's our way of saying thank you for being a valued reader.

OPENING HOURS: Friday - Sunday | 8am - 1pm



GET DIRECTIONS

FOOTY SEASON IS HERE

Get down to Salesian College and support your local footy club! Villawood have been proud sponsors for over 20 years. For a full game schedule visit: rupo.com.au

FOLLOW ON INSTAGRAM @rupertwoodfnc



EMU BOTTOM WETLANDS RESERVE

SUNBURY'S NATURAL WONDER



“AN ENVIRONMENT THAT WAS ONCE STARK & TREE-DEPLETED HAS BEEN TRANSFORMED BY THE FRIENDS OF EMU BOTTOM WETLAND RESERVE.”

Emu Bottom Wetlands Reserve spans 32 hectares in Sunbury. The land settled initially for sheep farming, originally formed part of the historic Emu Park Run, the site of Victoria's oldest homestead, constructed in 1836 by early settlers and currently operating as an events venue.

Cherished by the local community and visitors, Emu Bottom Wetlands Reserve is the largest dog-friendly park in Sunbury and welcomes horse enthusiasts, permitting riders with their horses. Additionally, the Reserve is a favoured location for flying kites and model aircraft.

The Reserve has benefited from the dedicated efforts from the Friends of

Emu Bottom Wetland Reserve (FEBWR) volunteers, who have worked tirelessly for almost 25 years to enrich and safeguard the Reserve's natural habitat for wetland birds, parakeets, cockatoos and platypus. With support from the Narrap team (part of the Wurundjeri Woi-wurrung Cultural Heritage Aboriginal Corporation and the Hume City Council Environmental Unit), FEBWR volunteers have planted over 28,000 trees and shrubs along Jacksons Creek and the adjacent billabong on the historic Sunbury site. Melbourne Water has also supported this community initiative managing weed and willow removal.

Often referred to as Platypus Ponds, courtesy of the shy amphibious mammals that call the Reserve home, the environment that was once stark and tree-depleted has been transformed by FEBWR volunteers, with plantings reintroducing local indigenous flora species along the creek and billabong

surrounds. Now one of the best natural attractions in Sunbury, the Emu Bottom Wetlands Reserve features custom-designed platypus viewing stations to overlook the deep pools, which are the ideal habitat for these elusive native animals.

LOOKING TO VOLUNTEER?

New FEBWR volunteers are warmly invited to participate in community planting days. They are a great way to care for the environment while meeting new local community members. After all of the hard work, participants are rewarded with a free lunch.



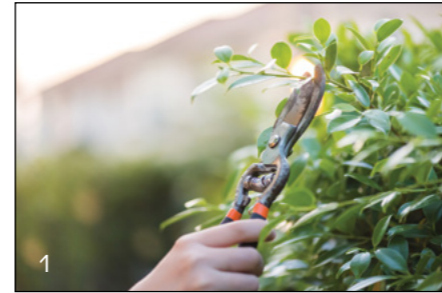
Follow Friends of Emu Bottom for upcoming planting days:
[facebook.com/friendsemubottomwetlands](https://www.facebook.com/friendsemubottomwetlands)

WINTER WONDERLAND

A GUIDE TO WINTER GARDEN CARE

The cooler months are here, but that doesn't automatically mean our gardens must go into hibernation mode. Now is the time to enjoy bright blooms, grow seasonal harvests and prepare for spring.

Here are some tips to help your garden stay vibrant and thriving throughout autumn and winter, along with indoor plant care advice from Sunbury local Katie, owner of KCK Plants.



1. PRUNING POWER

It's time to grab the secateurs and kickstart your winter garden care with bold rose pruning (in frost-free areas), leaving only a framework of three or four main stems. Don't forget to trim hydrangeas, wisteria, and grapes before the start of new spring growth.

2. GROW YOUR OWN PRODUCE

Enhance your garden and home-cooked meals by growing fresh vegetables and herbs. The following all grow well in cooler temperatures and are delicious!

Vegetables: Carrots, spring onions, leeks, broad beans, radishes, English spinach & peas.

Herbs: Thyme, rosemary, parsley, basil & mint.

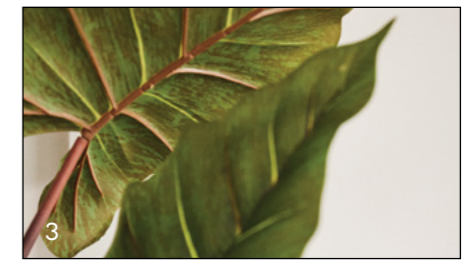


3. NURTURE INDOOR PLANTS

Katie from KCK Plants is an indoor plants expert and recommends repotting indoor plants in autumn.

“This period ensures that plants have ample time to adjust to their new environment before the colder months. Before you begin the repotting process, gather the necessary materials, including a larger pot with drainage holes, fresh potting mix suitable for your plant species, and gardening tools like gloves, a trowel, and pruning shears. It's essential to choose a pot that is approximately 2 inches larger in diameter than the current one to allow room for growth.”

With these expert tips and a little care, be rewarded as your plants and garden transform into a captivating winter wonderland bursting with beautiful blooms come springtime!



NEW COMMUNITIES ARE BECOMING GREENER



■ On the escarpment overlooking Jacksons Creek is Villawood's newest residential community, Kimberley.

Switching from gas to cleaner, energy-efficient alternatives isn't just good for the planet, it's also good for your health and your wallet too. Proud to be entirely gas-free, Kimberley is one of Victoria's first completely 7-star communities.

All homes will be built to a high architectural standard, using contemporary design guidelines to encourage a variety of housing styles in keeping with modern landscaped streets. Homes are characterised by an eco-friendly approach and quality design.



To find out more about Kimberley, scan the QR code or visit:

[kimberleysunbury.com.au](https://www.kimberleysunbury.com.au)



RUN BY LOCALS, FOR LOCALS

THE COURT COFFEE BAR

Sunbury's tree-lined streets are becoming increasingly popular among food enthusiasts. The latest addition to Sunbury, The Court Coffee Bar, is run by locals and has been created with families in mind. Featuring a designated play area, the cafe is a place where you feel welcome to linger as you appreciate great coffee and friendly service.

The spacious, secure play area within the cafe is every child's dream, housing a play kitchen, toys, chalk, a blackboard and colouring materials. The Court Coffee Bar offers the youngest diners boundless opportunities for fun, bringing big smiles to children as they play – and to parents as they can relax and enjoy a meal while it is still hot, as it should be.

The extensive all-day breakfast and lunch menu includes a signature breakfast board, bagels, burgers, house-made sausage rolls, freshly baked treats, refreshing smoothies and juices, and much more!

Children's meals are reasonably priced for families, with all-time favourites like pancakes, eggs on toast, and chicken and chips available. As a dog-friendly cafe, four-legged companions aren't forgotten, with the sweetest Puppa Chinos and treats proving popular.

We have a feeling you will love The Court Coffee Bar as much as we do!

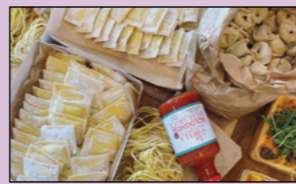
LOCATED:
Shop 2, 20/30 Sussex Ct, Sunbury

SUBSCRIBE TO WIN

■ We've got a \$50 voucher to a local cafe up for grabs every month! To be in the draw to win, simply scan the QR code and subscribe to the 3429 Reasons Why Sunbury mailing list.



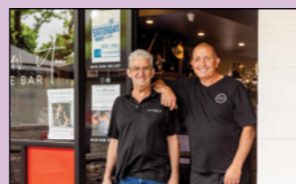
MORE OF OUR TOP PICKS



Pear & Pantry | Sunbury
PEARANDPANTRY.COM.AU



8 Oaks | Sunbury
8OAKS.COM.AU

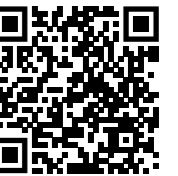


Screw It Wine Bar
SCREWITWINEBAR.COM.AU

A DAY IN THE LIFE AT

CLUB REDSTONE

Life is better on the hill at Redstone, Sunbury's ready-to-buy and build community, offering exceptional amenities, picturesque views and kilometres of Jacksons Creek frontage. Redstone will be home to Villawood's eleventh famous resident club, Club Redstone. Scheduled to commence construction later this year, Club Redstone is meticulously designed to suit residents' needs and evolve over time. Learn more about Redstone here: redstonesunbury.com.au



A REDSTONE RESIDENT'S DAY COULD LOOK A LITTLE LIKE THIS...



7AM: CLUB POOL
Beginning your day with some quiet laps in the swimming pool to warm up.



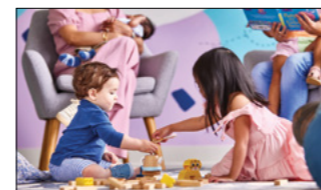
12PM: CAFE REDSTONE
Freshly made soup, homestyle pies & aromatic coffee is all on offer for a delicious lunch at the café.



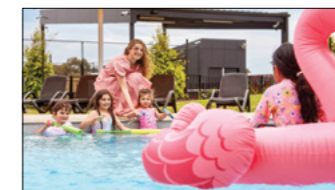
8AM: CLUB GYM
Over to the gym for your strength training before hitting the showers.



2PM: WALKING CLUB
The bi-weekly walking club meets to begin their stroll to the top of Redstone Hill.



9AM: DROP-OFF
Time to drop your pre-schooler off at the Childcare facility at Club Redstone.



4PM: SWIMMING
Kid's playtime over in the club swimming pool following school pick-up.



10AM: PARENTS GROUP
Morning tea begins at 10am for the weekly parents group.



6PM: TENNIS
Now that the kids are settled, it's time to meet your neighbour for your weekly tennis match.

Visionary and indicative only. Subject to café operator offering, meet-ups, including walking and parent groups, are organised by community members.



LIQUID GOLD

For every homesite sold, Villawood donates the equivalent land back to the Kamarooka Forest within the Greater Bendigo National Park.

To date, 5,786,500 sq m of bushland has also been gifted, securing its preservation. Home to the bees producing Villawood's signature honey, this 'liquid gold' is gifted to every purchaser as a sweet reminder about the importance of sustainability.



■ Try this delicious, easy-to-follow recipe as an appetiser or a hassle-free Friday night treat.



INTERIOR DESIGN WITH JACQUI



MORE OF OUR TOP PICKS

■ IN SUNBURY YOU'LL FIND AN ECLECTIC MIX OF HOMEWARE BOUTIQUES & SPECIALTY STORES.



HOMEGROWN GIFTS
Boutique marketplace for over 60 local makers and artisans.



SUNBURY VILLAGE MARKET
Bi-weekly communal market selling handmade and commercial products.



RIC HOME DECO
The friendly staff at Ric Home Deco are passionate about plants and eager to share their knowledge.

■ We recently sat down with Interior Designer Jacqui, a resident at Redstone to have a chat about upcoming trends and gain some design insights.

WHAT WAS THE VISION FOR YOUR OWN HOME?

■ I wanted a calm tranquil space where I can come home and decompress. I like to change things up with the seasons by adding colour through linens - this is easy to do with a neutral base of whites and light timbers throughout.

WHAT DO YOU THINK WILL BE TRENDING IN 2024/2025?

■ The current trend is all about organic shapes, natural elements, charred charcoals, tarnished metallics and textured raw finishes mixed with clean lines. Warmer in shades of cinnamon, deep yellows, red-browns and olive greens have been trending and will continue into 2025. I am also seeing timbers toned with a soft grey, white-wash undertone mixed with darker browns. Sustainable materials are important with a lot of clients today, who are opting to use timbers, laminates, acrylic surfaces, marbles, matte finishes and porcelain tiles.

YOUR TOP 3 MUST-HAVE DECOR ITEMS?

1. Layers and textures to add warmth to any space - this can be achieved through small items that don't break the bank such as throws or cushions. Cluster objects together to tell a story (e.g. a photo gallery wall).
2. A comfortable couch where friends & family want to stay.
3. Your own individual personality, what makes you unique should be reflected in your home. This could be an art piece, vibrant colours or patterns.

BEST DESIGN ADVICE YOU SHARE WITH CLIENTS?

■ Interior design is about creating a beautiful space you want to stay in, but might not know why. Function is at the forefront, selecting the right products and finishes that are fit for purpose, in an aesthetically beautiful way. Every decision is purposeful.

WHY DID YOU CHOOSE TO CALL REDSTONE, SUNBURY HOME?

■ I wanted a location where I am close enough to the city but could get out of the hustle and bustle on the weekends, and go for short day trips close-by (such as the Macedon Ranges). I liked what the Villawood Estates offered and the convenience of Club Redstone amenity located within a short walking distance. It's the perfect location for me.

■ Stay tuned for Jacqui's up and coming business 'Re_defynd' launching mid/late 2024.

EXPLORE OUR VILLARANGE

VillaRange is an exciting collaboration between Villawood & Australia's leading architects, elevating the residential living experience. Exceptional architectural design, sustainability, spacious living areas, excellent craftsmanship and unbeatable affordability define this unique collection of homes. Discover our VillaRange on display at Redstone. To learn more, visit: villarange.com.au



BUILDING ON A SLOPE



EMBRACE ELEVATED LIVING

While the idea of building on a sloping block of land may initially be daunting, it offers many advantages, including unique architectural possibilities and practical design benefits.

One main advantage is the picturesque views provided by elevated terrain. Strategically positioning your windows and living spaces allows you to create a seamless connection between your interior and the surrounding landscape.

A sloping block can offer panoramic vistas of rolling hills and serene valleys, adding an unparalleled charm to your living space.

Building on a sloping block also allows for innovative architectural design elements, including split-level home designs and terraced cascading gardens that mirror the fall of the landscape. Split-level home designs often incorporate large expanses of windows to maximise the available light, airflow, and ventilation, creating a cooler and more comfortable atmosphere well-suited for the Australian climate.

Additionally, construction can be more environmentally friendly, with the site requiring less land excavation and

offering opportunities for sustainable practices such as rainwater harvesting and passive solar design.

Sherwood Grange has a limited number of premium sloping blocks available, where you can build your dream home and take advantage of the stunning views Sunbury is renowned for.

Come and see the new Metricon Display Home and see for yourself why you'll love living at Sherwood Grange.



To find out more scan the QR code or visit:

sherwoodgrange.com.au

Sherwood Grange

A lifestyle in perfect balance is yours at Sherwood Grange immersed in nature but only moments from Sunbury's blossoming hub with large lots, exceptional retail, transport and recreation amenity.



To find out more scan the QR code or visit:

sherwoodgrange.com.au





GET OUT & ABOUT

If you are looking to get out and about, Sunbury is surrounded by an impressive array of possibilities. The region's national parks, nature reserves, walking tracks, cycling routes and attractions make planning the perfect day out a breeze!

LOCAL STROLL - JACKSONS LOOP

Discover the charm of Jacksons Loop, a delightful 2.3km trail that winds its way around Jacksons Creek and the scenic lake. Venture off the beaten path to uncover a small hidden waterfall, adding a touch of charm to your stroll.

REGIONAL RIDE - MACEDON RANGES

The Macedon Ranges beckons cycling enthusiasts with various rides catering to all ages and abilities. Whether you prefer road cycling, gravel trails, or mountain biking, you can embark on an adventure that takes you through historic towns and picturesque rural settings. Conveniently starting or finishing at village railway stations, these routes provide a perfect blend of exercise and exploration.

Download the Macedon Ranges Ride Guide on our website:
3429reasonswhy.com.au/places/rideguide



LIVING LEGENDS

MEET RACING CHAMPIONS - LIVING LEGENDS

Living Legends was established to celebrate our racehorse champions, offering community connection and promoting life after racing for all horses. Located at Woodlands Homestead and Historical Park, one of the most historic thoroughbred properties in the southern hemisphere, the setting is perfect for experiencing guided tours, photo opportunities and options to feed and pat the legendary residents, guaranteeing a memorable day out!



SUNBURY PARKRUN

■ A FREE & FUN 5KM COMMUNITY EVENT HELD EVERY SATURDAY MORNING (8AM) AT THE NOOK ON VAUGHAN STREET, SUNBURY.

Organised and marshalled by volunteers, the winding course's terrain varies with gravel and concrete paths crossing over Jacksons Creek, leading to the designated turning point at 'The Skyline'.

Parkrun is inclusive and welcoming, with no time limit and no places, as everyone participates for enjoyment. Post-run, there is the opportunity to connect with locals while having a Parkrun coffee at a local café.

Walk, jog, run, volunteer or spectate and join in the fun this Saturday at Sunbury Parkrun!



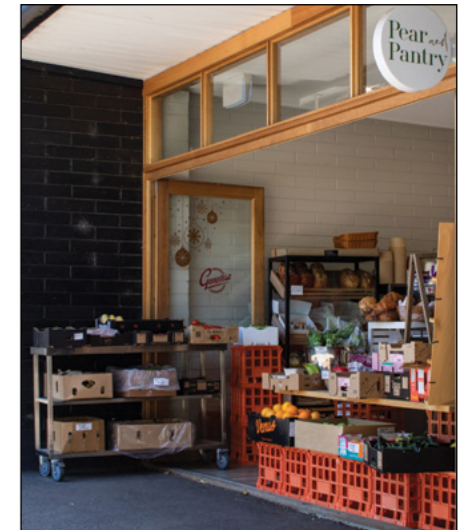
To find out more about participating or volunteering, scan the QR code to visit our website:

3429reasonswhy.com.au/places/sunbury-parkrun

3429 REASONS WHY SUNBURY

Your go-to guide for Sunbury and surrounds.

3429REASONSWHY.COM.AU



3429 is proudly brought to you by the Sunbury locals living, working, and embracing life in the township and by Villawood.

Over the past 35 years, Villawood has established a solid reputation for developing distinctive, welcoming, and highly sought-after master-planned

communities. Discover a lifestyle like no other in Sunbury with Villawood.

WANT TO BE FEATURED?

If you run a local business or manage a confirmed event in the Sunbury region that appeals to the broader community,

including locals and visitors, please get in touch with us!

EMAIL: listings@3429reasonswhy.com.au



Disclaimer: Information is correct at time of printing, please contact individual businesses for opening hours. All images are indicative only, plans are not to scale.

VILLAWOOD IN SUNBURY

Villawood Properties presents three quality communities in the Sunbury region where you can become part of the community you know and love.

Each Villawood community is expertly created for residents to enjoy a happy and connected lifestyle. Community masterplans thoughtfully include wetlands, parks, sporting ovals, playgrounds, Residents' Clubs, and community amenities, all conveniently located near schools and retail hubs.

With a variety of lot sizes, townhouses, and house and land packages available, there is something for all lifestyles.



To find out more scan the QR code or visit:

villawoodsunbury.com.au

KIMBERLEY

Lancelfield Rd &, Balbethan Dr

OFFICE HOURS

11am to 5pm
7 days a week

KIMBERLEYSUNBURY.COM.AU



Sherwood Grange

152 Elizabeth Dr

OFFICE HOURS

Mon-Wed: 11am to 4pm
Sat: 11am to 4:30pm
Sun: 11am to 3pm

SHERWOODGRANGE.COM.AU

Redstone.

675 Sunbury Rd

OFFICE HOURS

11am to 5pm
7 days a week

REDSTONESUNBURY.COM.AU