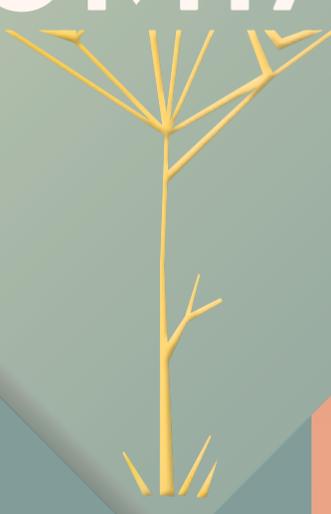
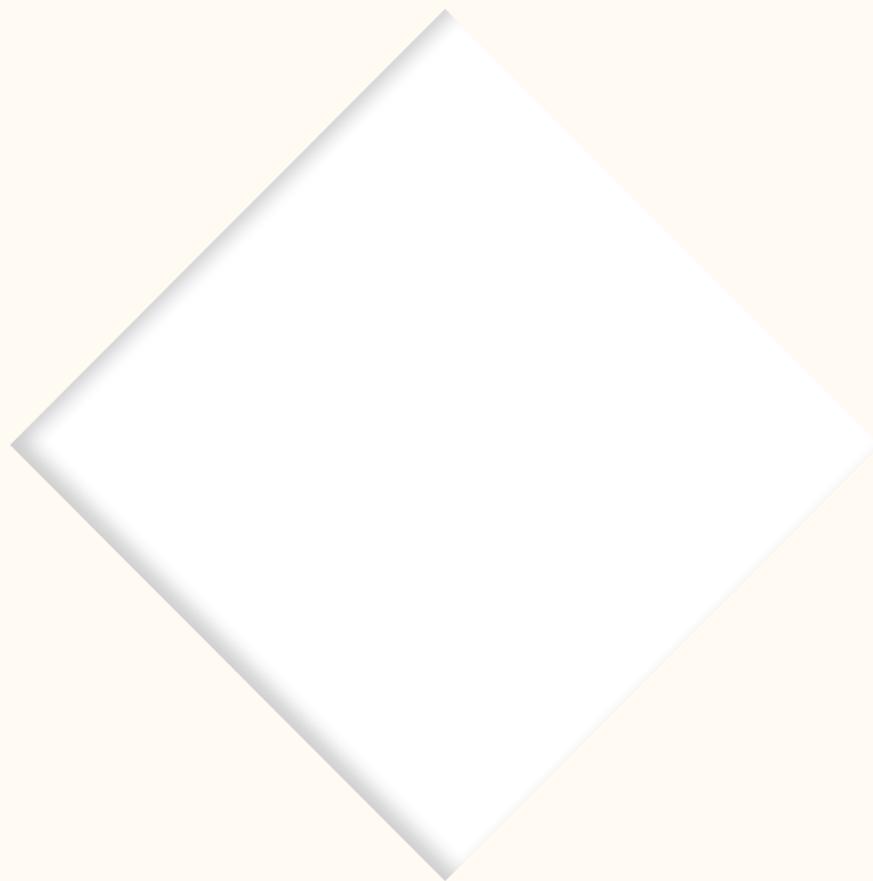




**BROOKHAVEN**





*Where families thrive*

**BROOKHAVEN**





Welcome to Brookhaven



Brookhaven is in every sense, a family sanctuary.

It's a place where a sustainable and connected community flourishes amid tranquil brooks and vibrant parks.

A place where a backyard safely extends beyond the boundaries of a home's warm embrace.

It is truly, a place where families *thrive*.



Located within the thriving growth corridor between Brisbane and the Gold Coast, Brookhaven is surrounded by every amenity.

BUCCAN  
CONSERVATION  
PARK



WATERWAY CORRIDOR AT BROOKHAVEN

## Rediscover natural beauty

Defined by lush natural surrounds, gentle breezes and diverse wildlife, the landscape within which Brookhaven was born is one of serenity and tranquillity.

Surrounded by the rich green hinterland of Bahrs Hill and Clarks Hill and framed by the picturesque Windaroo brooks which run through the masterplanned community, Brookhaven marries complete connectivity and exquisite natural beauty.

### GREY GUM

*(Eucalyptus punctata)*

Growing up to 35m, you'll see many Grey Gums around Brookhaven, with white flowers blooming in the summer months. Grey Gums are a favourite of possums, gliders and koalas.



### SPOTTED GUM

*(Eucalyptus maculata)*

With its distinctive smooth, powdery bark, the Spotted Gum is an iconic Australian tree. You'll find Spotted Gums throughout the featuring parks in Brookhaven.



### BROAD-LEAVED IRONBARK

*(Eucalyptus fibrosa)*

A forest tree that is commonly found on ridges and higher ground, the Broad-Leaved Ironbark is a large and proud tree with a round canopy and is immediately recognisable by its strong vertical trunk with dark coloured and deeply furrowed and fissured bark.



### BROAD-LEAVED PAPERBARK

*(Melaleuca quinquenervia)*

Commonly found along the creek corridors of Brookhaven, the Broad-Leaved Paperbark exhibits white and beige papery bark after which the tree is named. The Paper Bark blossoms in late spring to autumn with bottlebrush-like flowers.



# A pocket of tranquility

Just as flowing brooks magically appear after rain, so too will a sense of wonder come to life in those who choose to live here.

A haven of green within a central valley, it signals a return to a more natural, beautiful existence.

Surrounded by a diverse range of native flora and fauna including eucalyptus trees and tea trees, here, children and adults alike will be enchanted by the landscape that is so quintessentially Australian.

It's more than a place where people and their families simply exist. It's a place to discover the beauty around you at, Bahrs Hill and Clarks Hill and Buccan Conservation Park, a subtropical park home to kookaburras, koalas and abundant natural wildlife.



NATIVE KOOKABURRA

“ The design vision for Brookhaven was to create a completely connected lifestyle while returning to a place of blissful and natural existence. ”

- BROOKHAVEN DEVELOPMENT TEAM

# Sustainable

Brookhaven has achieved a 5 Star Green Star Communities rating from the Green Building Council of Australia, recognising its holistic set of social, environmental, economic and innovative attributes.

The community is just the third project in Queensland to receive a Green Star Communities rating and the first Queensland project for Frasers Property Australia. It is an exquisite representation of Frasers Property's wider commitment to sustainability, while also encompassing significant lifestyle and community benefits for residents.

*“Implementing this rating from the outset ensures we will deliver on our promise to make Brookhaven a desirable, quality and environmentally friendly home for its residents.”*

- Cameron Leggatt, General Manager Residential Queensland Frasers Property Australia

The rating recognises a number of Brookhaven's unique features.

## YOUR GREEN STAR COMMUNITY



### COMMUNITY PORTAL *Closed Facebook Group*

A closed Facebook Group will welcome residents to Brookhaven, allowing them to meet their future neighbours before they move in, and get to know the Brookhaven community.



### CONSIDERED MASTERPLAN

Balancing safety, amenity and liveability with the stunning natural landscape, the peer-reviewed masterplan also boasts green and sustainable features such as LED street lighting, tree retention and stormwater harvesting from surrounding brooks for park irrigation.



### GARDENS & PARKS

With community gardens, meandering brooks and multiple parks, including freely available WiFi, the green open space at Brookhaven is an extension of your backyard.



### MULTI-USE TRAILS

Brookhaven's picturesque multi-use trail network promotes walking, running and mountain biking for active and healthy living, also enabling learning opportunities about Bahrs Scrub heritage and the community's sustainability features.



### COMMUNITY DEVELOPMENT MANAGER

Brookhaven will have a dedicated community development manager to facilitate and deliver the establishment of community programmes, including events and community initiatives.



### COMPLIMENTARY PERSONAL TRAINING

To create a fitter, healthier and happier community, Brookhaven will offer the initiative Live Life Get Active, a range of fitness classes for all ages and tailored nutrition plan. Championed by Olympian Jane Flemming, classes will run five days a week. Everyone is welcome and classes are free.



### SUSTAINABILITY SUPPORT

If you are building a new home at Brookhaven you will have access to a range of sustainability tools and programs, allowing you to integrate best in class sustainability features that suit your lifestyle for maximum benefit.

## A pocket of

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NATIVE KOOKABURRA

“ The design vision for  
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to a place of blissful an

- BROOKHAVEN DEVI

## An awarded developer

### Our changing world demands a different approach.

A Different Way is how we, at Frasers Property Australia, talk  
about our vision for a more sustainable future.

It's our commitment to creating places where resources are  
reused, recycled and restored. It's where new ideas are fostered  
to support people and the planet, and where we take initiatives to  
help people lead better, healthier lives.

*“Sustainability isn't just about the environment. It's about creating  
communities and places that help real people live, play, shop and  
work in better ways.”*

- Paolo Bevilacqua, General Manager Sustainability  
Frasers Property Australia

### FRASERS PROPERTY SUSTAINABILITY AWARDS AND RECOGNITION

#### FAIRWATER

6 Star Certified Green Star Communities rating  
Green Building Council of Australia

Winner, Excellence in Environmental Technology & Sustainability  
UDIA NSW Awards for Excellence 2016

Winner, Excellence in Residential Development  
UDIA NSW Awards for Excellence 2016

#### BURWOOD BRICKWORKS

5 Star Certified Green Star Communities rating  
Green Building Council of Australia

#### DISCOVERY POINT

Winner, Sustainable Development  
UDIA NSW Awards for Excellence 2015

#### ONE CENTRAL PARK

Winner, Best Innovative Green Building  
MIPIM Awards 2015 (global)

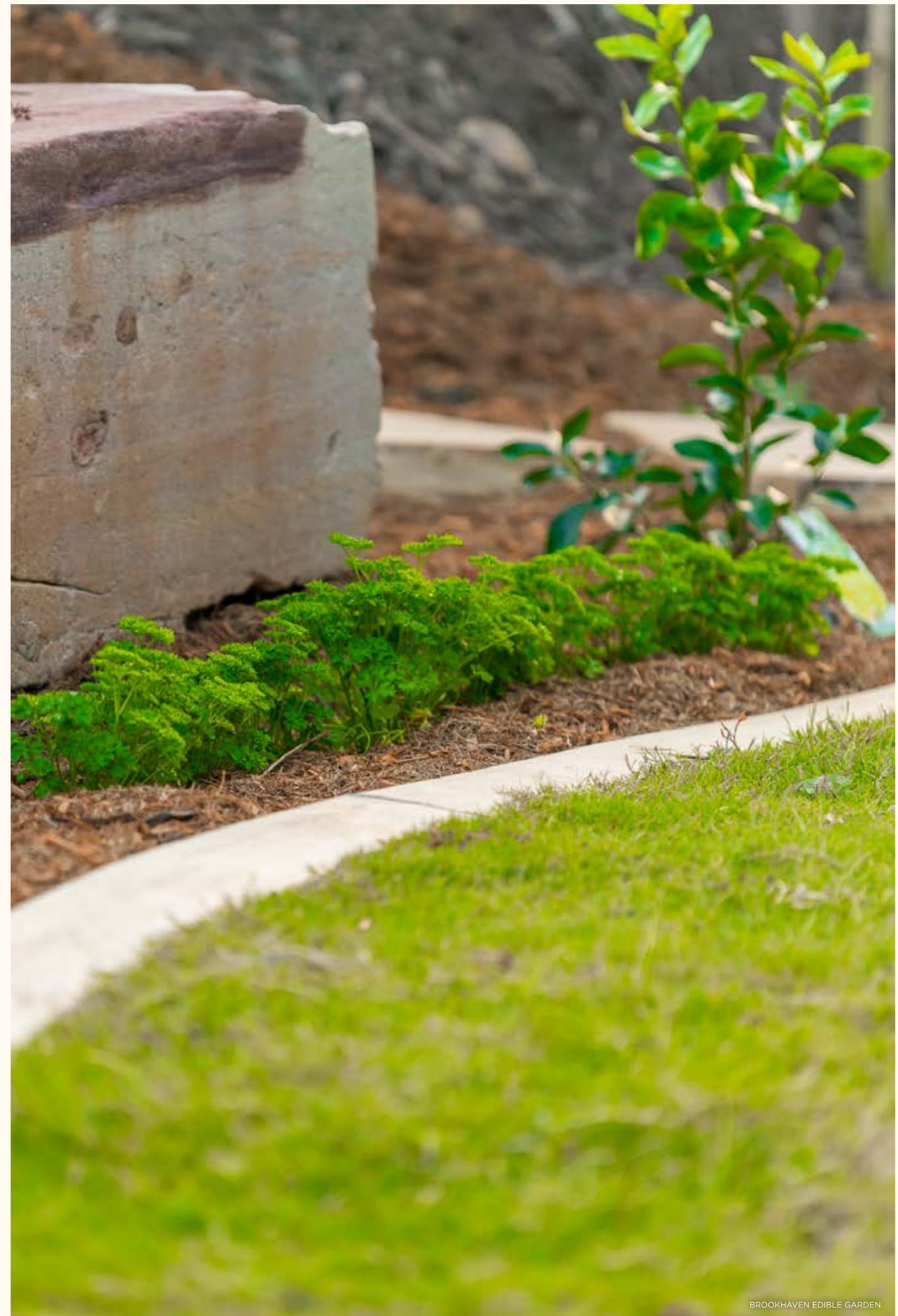
#### HAMILTON REACH

Winner, Environmentally Sustainable Development  
UDIA QLD Awards for Excellence 2014

#### FRASERS LANDING

Winner, Environmental Excellence  
UDIA National Awards for Excellence 2013

Winner, Environmental Excellence  
UDIA WA Awards for Excellence 2013

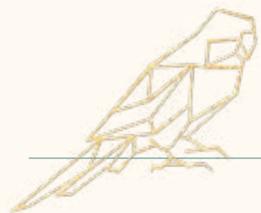


BROOKHAVEN EDIBLE GARDEN



BROOKHAVEN MULTI-USE TRAILS

*Making spaces for families to thrive*



Surrounded by rolling hills and framed by picturesque brooks, this masterplanned community marries connectivity and privacy in a green pocket of tranquility.

The environment provides an idyllic backdrop for a range of community spaces, including viewing platforms, fitness nodes, walking trails, mountain biking trails, community gardens and local parks.

Here, you can build the life you love with a house design of your choosing, or a carefully designed house and land package.

# Discover a place that's thriving

Brookhaven is a place to *play* golf at Mount Warren Park Golf Club or Windaroo Lakes Golf Club, netball, rugby and baseball at Hammel Park Sports Field, where the facilities cater to all interests and levels of experience.

It's a place to *taste* gourmet desserts at the Belgian Chocolate Saloon in Beenleigh, have a drink with friends at Windaroo Tavern, take a tour of the Beenleigh Artisan Distillers and enjoy fresh local produce at the Early Bird and Breakfast Markets in Beenleigh Town Square.

Located just south of the heart of Beenleigh and only 5.4 kilometres from the M1 Motorway taking you to Brisbane CBD, Yatala and the Gold Coast, Brookhaven's connectivity is unparalleled.



LOCAL RESIDENT, EARLY BIRD AND BREAKFAST MARKETS

“ I love the area because it's friendly and down to earth, with a real community feel. ”

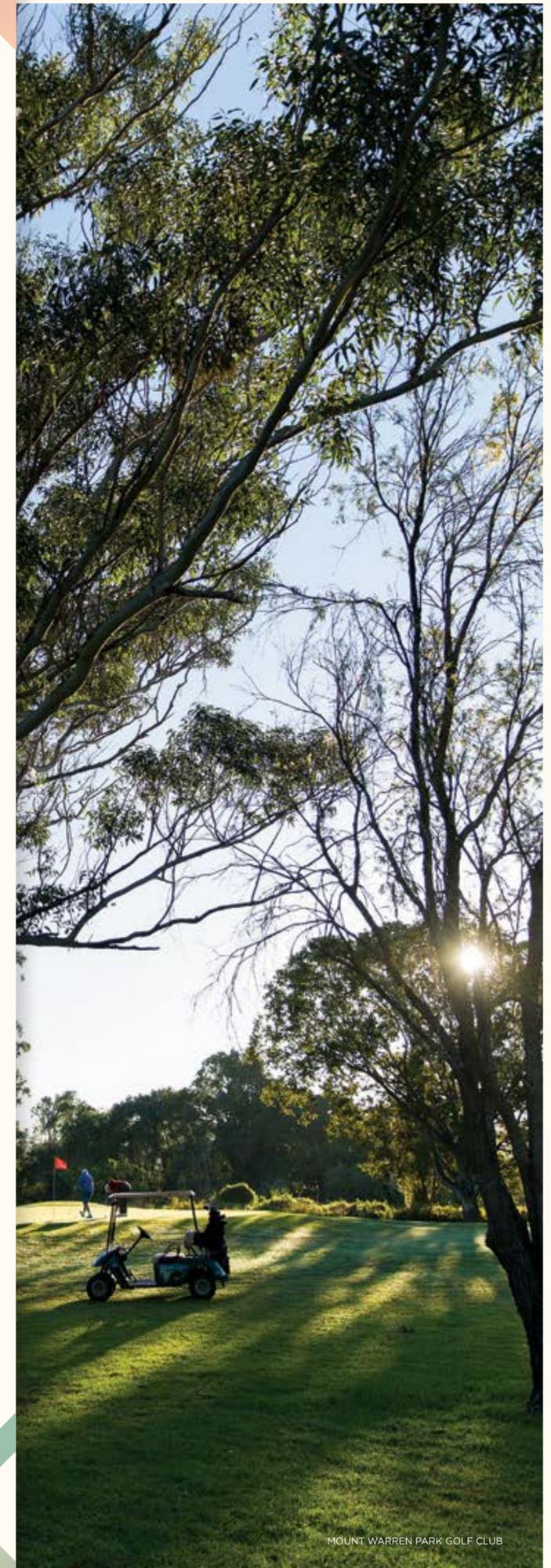
- LOCAL RESIDENT, EARLY BIRD AND BREAKFAST MARKETS

## Fresh food and unique stalls at the Early Bird and Breakfast Markets

Located in the heart of Beenleigh, the Early Bird and Breakfast Markets is a Sunday morning staple for locals.

With a range of gourmet breakfast stalls, fresh produce, arts and crafts, clothing, bespoke handmade gifts and fresh cut flowers and plants, the markets have something to offer for the whole family.

[earlybirdmarkets.com.au](http://earlybirdmarkets.com.au)



MOUNT WARREN PARK GOLF CLUB

# Discover that's t

Brookhaven is a place to *play* golf at the  
rugby and baseball at Hammel Park S  
to all interests and le

It's a place to *taste* gourmet desserts at the  
friends at Windaroo Tavern, take a tour o  
fresh local produce at the Early Bird

Only five kilometres from the heart of Beenleigh  
Enterprise Area and the Gold Coast, Bro

## *The best in dining and entertainment at the Windaroo Tavern*

A favourite of locals and visitors alike, the Windaroo Tavern is a popular venue suitable for the whole family.

Catering to sport enthusiasts and social butterflies, the Windaroo Tavern offers the very best in dining and entertainment.

Select from the extensive menu with fresh and seasonal dishes, enjoy a casual drink with friends or celebrate a special birthday in the beautifully furnished Tavern.

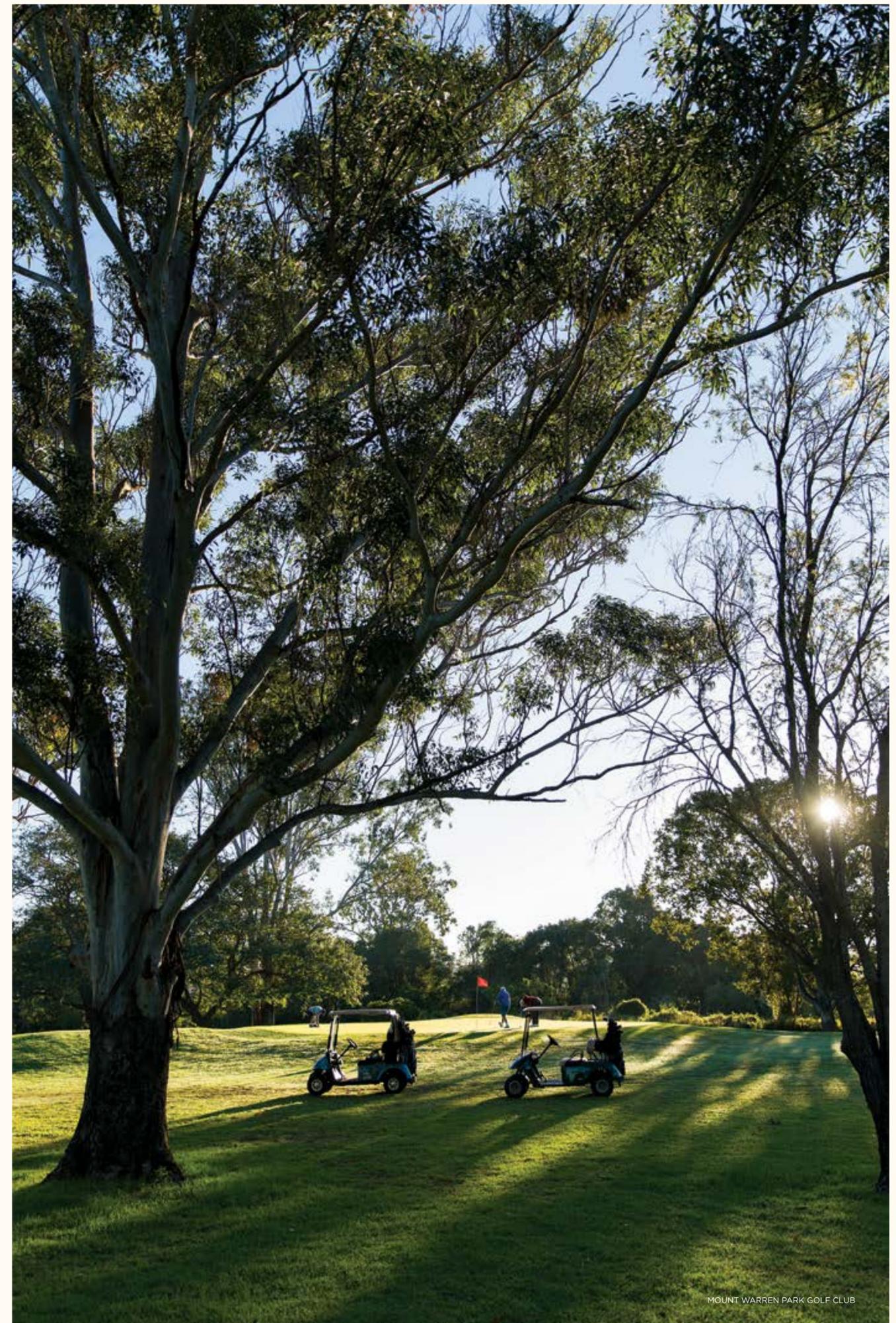
[windarootavern.com.au](http://windarootavern.com.au)



LOCAL RESIDENT, EARLY BIRD MARKETS

“ I love the area because  
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- DENISE, MARKET

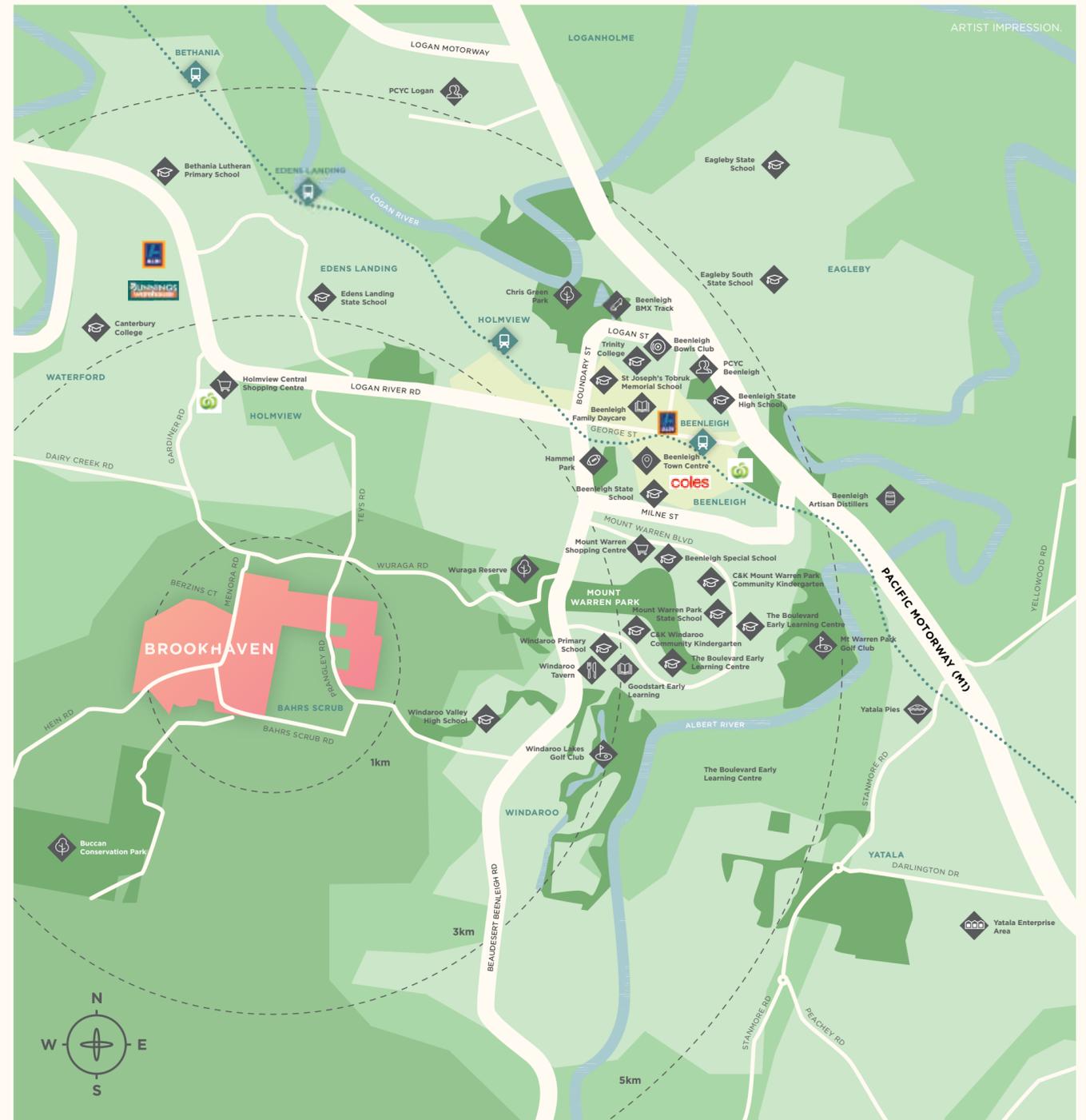


MOUNT WARREN PARK GOLF CLUB



BEENLEIGH NETBALL CLUB, HAMMEL PARK

*Connect with every community*



Perfectly placed amongst abundant amenity, Brookhaven is located in the thriving growth corridor between Brisbane and the Gold Coast.



Everything you need is  
at your doorstep



EARLY BIRD AND BREAKFAST MARKETS



BEENLEIGH RUGBY CLUB, HAMMEL PARK

*Sport for all ages*

Hammel Park is home to a range of sporting clubs including the Beenleigh Rugby Club and Beenleigh Netball Club. There's something for everyone of all ages.



RANDHAWA'S INDIAN CUISINE

*Immerse yourself in local delights*

Grab a cup of coffee and fresh vegetables at the Early Bird and Breakfast Markets, indulge in retail therapy at City Road, Beenleigh and enjoy the convenience of your local Holmview Central Shopping Centre.



CITY ROAD, BEENLEIGH

*Catch up with friends*

The area includes many places to socialise. Catch up with friends over a quiet drink at the Windaroo Tavern or indulge in the famous choc chip waffles at the Belgian Chocolate Saloon.



EARLY BIRD AND BREAKFAST MARKETS



HOLMVIEW SHOPPING CENTRE

*Connect with the city and beyond*

With the Pacific Motorway (M1) 5.4km from Brookhaven and the nearby convenience of Beenleigh train station, commuting to work or enjoying a weekend escape is easy.



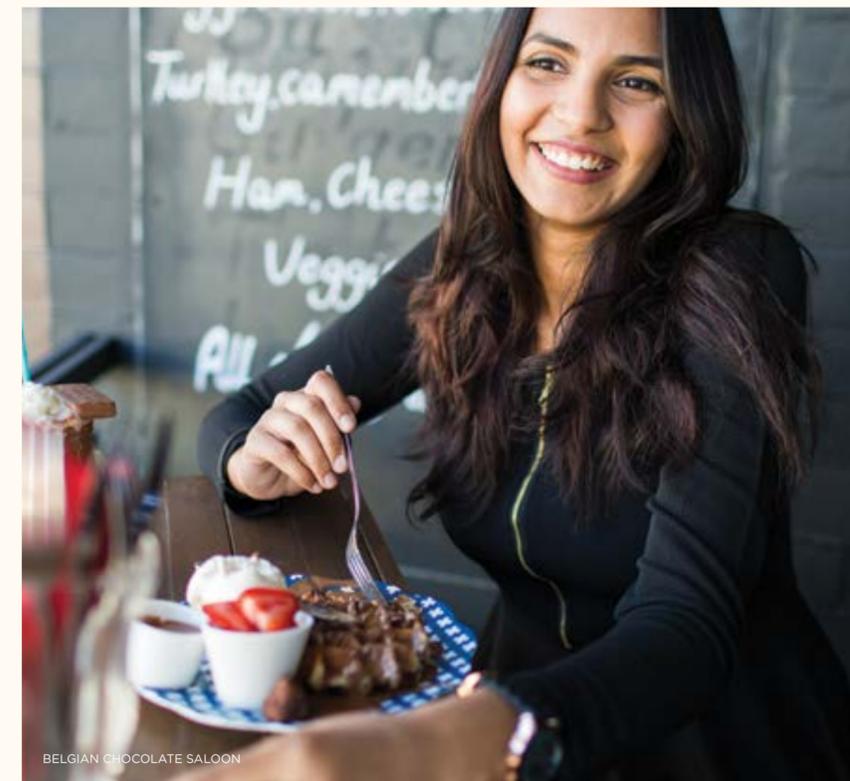
BEENLEIGH TRAIN STATION



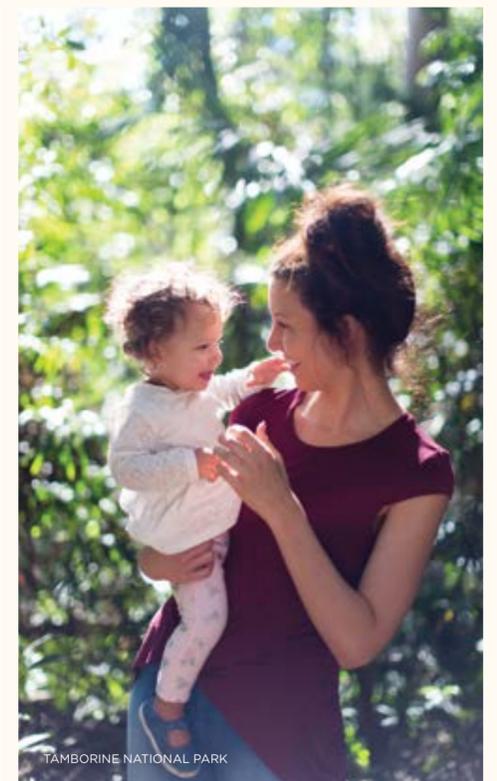
CITY ROAD, BEENLEIGH



CANTERBURY COLLEGE



BELGIAN CHOCOLATE SALOON



TAMBORINE NATIONAL PARK



LOCAL STUDENTS, WINDAROO STATE SCHOOL

## Learning to last a lifetime

Education is a vibrant part of every community. Brookhaven has a wide range of educational facilities within a 10km radius of home. For every child, of every age, you'll find the perfect school for your children.



LOCAL STUDENTS, HOLMVIEW SHOPPING CENTRE

### 0 - 5 YEARS

There are 32 child care centres conveniently located within a 10km radius of Brookhaven, ensuring your little ones will have access to early learning.

### PRIMARY SCHOOL

When it's time for your child to start school, you can choose from Windaroo State Primary School, Beenleigh State School, Eagleby South State School, Eagleby State School and Canterbury College, all within a 10km radius of Brookhaven.

### HIGH SCHOOL

There are four schools within 10km of Brookhaven, Windaroo Valley State High School, Canterbury College, Trinity College and Beenleigh State High School.

### 18+ YEARS

Griffith University Logan Campus is conveniently located just 15km from home.



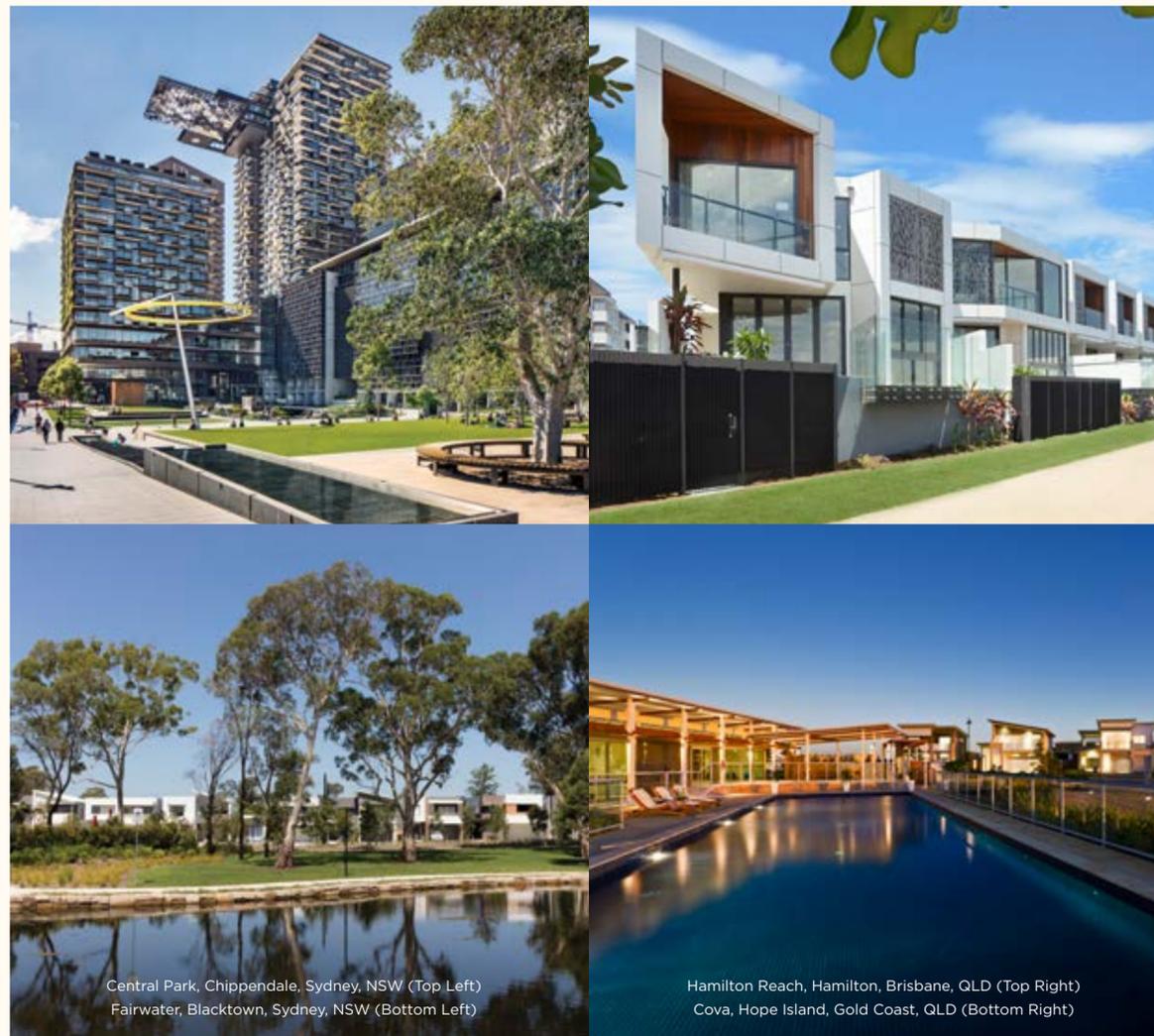
# Fraser's Property Story

Fraser's Property Australia is one of Australia's leading diversified property groups, with a rich heritage dating from 1924. We're part of the global Fraser's Property Group, with S\$30 billion in assets in more than 80 cities around the world.

Experience is our greatest asset. Whether we're delivering warm family homes or dynamic spaces for shopping and business, we have the scale and expertise to inspire confidence, and we're fixing our sights on making a contribution to important issues such as sustainability and liveability into the future. Sustainability is at the heart of our operations – here at Brookhaven, and right across the country. We create places where resources are re-used, recycled and restored. We foster new ideas to support people and the planet, and undertake tangible initiatives to help people lead happier, healthier lives.

We understand the human side of property, and everything we do is about making a real difference to people's lives and caring deeply about how they will benefit. In short, we believe 'experience matters', and that puts our customers at the heart of our business.

[www.frasersproperty.com.au](http://www.frasersproperty.com.au)



Central Park, Chippendale, Sydney, NSW (Top Left)  
Fairwater, Blacktown, Sydney, NSW (Bottom Left)

Hamilton Reach, Hamilton, Brisbane, QLD (Top Right)  
Cova, Hope Island, Gold Coast, QLD (Bottom Right)

# Privileges and Benefits

Membership of our loyalty rewards program, Prosperity, allows you to take exclusive advantage of an enviable range of rewards and privileges designed to make a real difference to your life and prosperity. These rewards and privileges apply at participating Fraser's Property Australia's developments across Australia and New Zealand. For full details see [frasersproperty.com.au/Prosperity/Terms](http://frasersproperty.com.au/Prosperity/Terms)

## Prosperity

### 1. PURCHASE REWARDS

Purchase Rewards which provide either a 2% or 3% reduction off the price of your future purchases, rebated after settlement.

### 2. REFERRAL REWARDS

A \$2000 Referral Reward if you recommend a Fraser's Property Australia property to a friend who is not on our database and they proceed to purchase from us.

### 3. PRIORITY NOTIFICATION

Priority Notification is an exclusive opportunity that means Prosperity members will be the first to hear about our new releases and will be given first chance to buy.

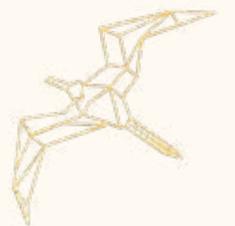
### 4. HOLIDAY POSSIBILITIES

Sapphire Membership of Fraser World for one year, providing valuable benefits and privileges including a further 15% off the Best Available Rate at participating Fraser's Hospitality hotels and serviced residences across the globe.

✓ 2% off your second purchase    ✓ 3% off all subsequent purchases

Purchase a property from Fraser's Property Australia and register your Prosperity membership to receive the full suite of program benefits. Eligibility, terms and conditions apply.

Register at [frasersproperty.com.au/Prosperity](http://frasersproperty.com.au/Prosperity)



The information and images in this brochure are intended as a general introduction to Brookhaven and do not form an offer, guarantee or contract. Please note that whilst reasonable care is taken to ensure that the contents of this brochure are correct as at August 2018, this information is to be used as a guide only and no representations or warranties are made about the current or future location or existence of any amenities, services or destinations. All plans and images are conceptual only and may change at any time without notice. The computer generated images of dwellings are indicative only. The developer reserves the right to amend the finish and selections that constitute the external and internal fabric of the development due to unforeseen building constraints and product availability. Purchasers must rely on their own enquiries and the contract for sale. This material was prepared prior to the completion of design and construction of the building featured.



# BROOKHAVEN

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[brookhavenliving.com.au](http://brookhavenliving.com.au) 

33 Menora Road, Bahrs Scrub QLD 4207

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