
Halcyon Berwick

 Stockland

The best of Berwick living





Why choose Halcyon Berwick?

A new beginning...

Nestled in Berwick, in Stockland's Minta Community, and surrounded by like-minded characters determined to make the most of this exciting next stage of their lives, you'll have no problem making new friends. And once your old friends and relatives see what your new home has to offer, they'll be coming over as often as you'll let them!

... with a familiar feeling

Life in Stockland Halcyon Berwick is as exciting, relaxing, social, energetic or lazy as you want it to be. Boasting an enviable list of communal facilities for exclusive use by homeowners and their guests, this is what resort-style living is all about.



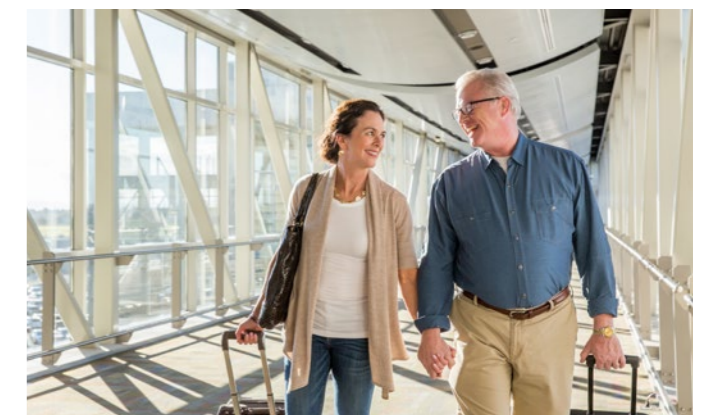
Lock'n'go lifestyle.

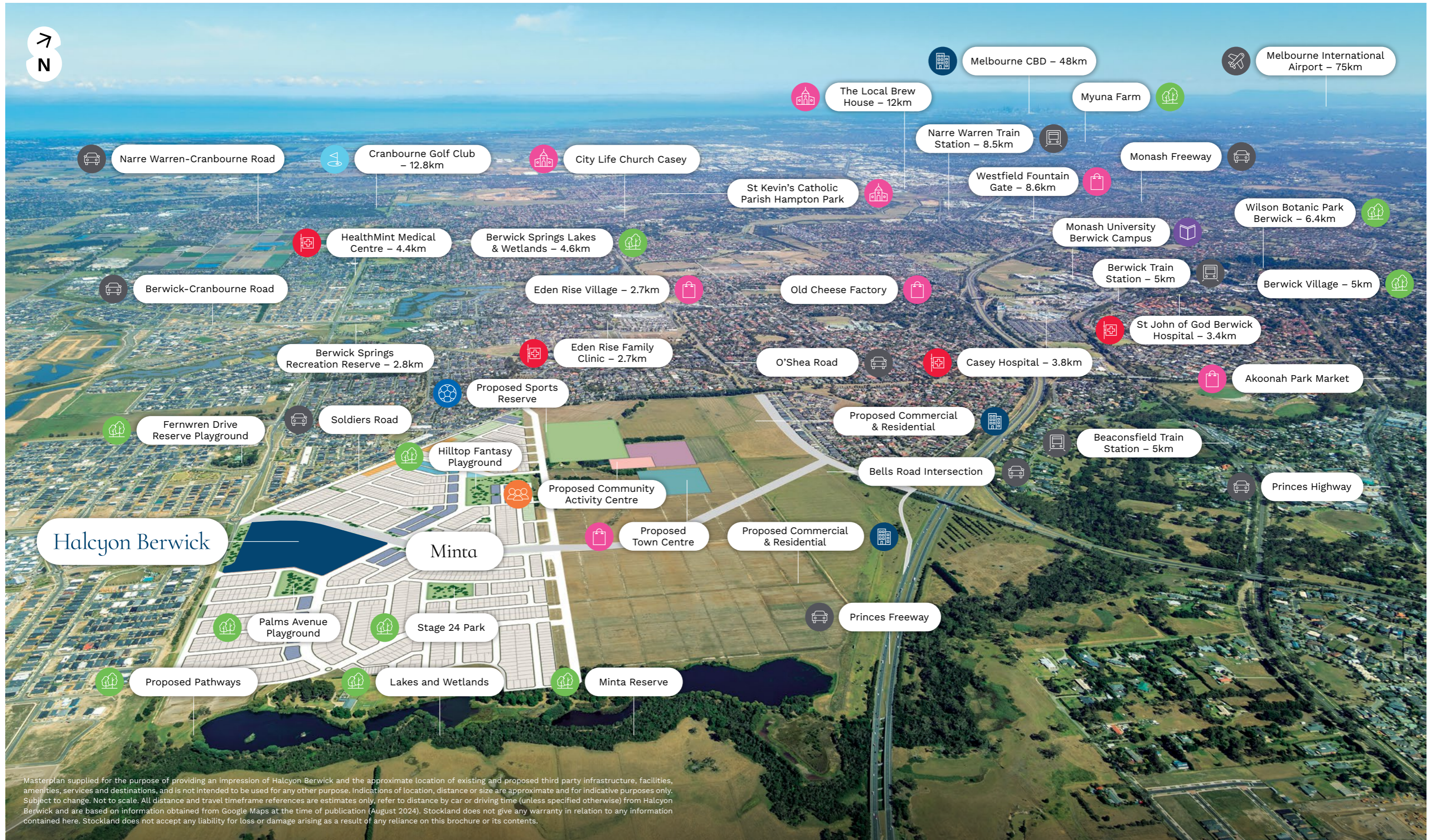
Our secure, gated community gives you peace of mind when you hit the road for your next big adventure.

With a number of security measures in place for the safety of the community, such as CCTV camera surveillance, number plate recognition technology and secured pedestrian access, our gated communities designed for over 55s allow you to travel with peace of mind.

So, start enjoying your days and getaways, with plenty of stunning destinations to explore locally and afar.

And rest easy knowing that your management team, caretakers, trusted friends and neighbours are keeping an eye on things.



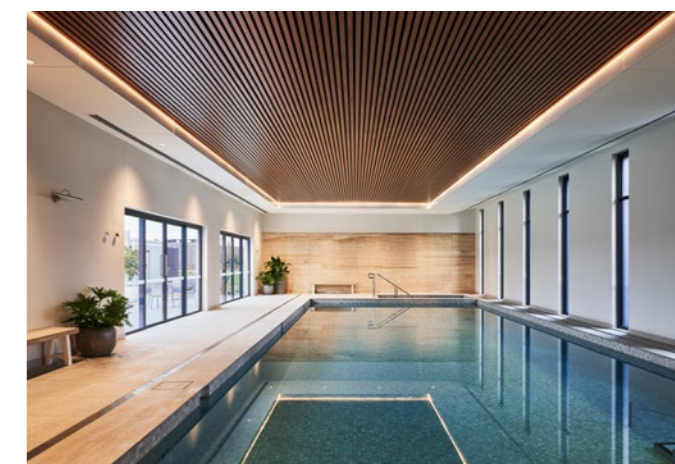


Masterplan supplied for the purpose of providing an impression of Halcyon Berwick and the approximate location of existing and proposed third party infrastructure, facilities, amenities, services and destinations, and is not intended to be used for any other purpose. Indications of location, distance or size are approximate and for indicative purposes only. Subject to change. Not to scale. All distance and travel timeframe references are estimates only, refer to distance by car or driving time (unless specified otherwise) from Halcyon Berwick and are based on information obtained from Google Maps at the time of publication (August 2024). Stockland does not give any warranty in relation to any information contained here. Stockland does not accept any liability for loss or damage arising as a result of any reliance on this brochure or its contents.



Introducing The Club...

The Clubhouse has been meticulously designed by award-winning Architects DC8 Studios as a place for recreation, fitness, sports, socialising or just sitting and relaxing.





The Clubhouse

Facilities:

- 1 Outdoor Dining/Kitchen/Pizza Oven
- 2 The Veggie Garden
- 3 Jacques Pickleball & Croquet Court
- 4 Fire Pit
- 5 The Commons Bowling Green
- 6 Social Alfresco
- 7 The Studio Arts & Crafts Centre
- 8 Gym
- 9 The Yoga Lawn
- 10 The Social Collective Kitchen & Bar
- 11 Pool & Spa
- 12 The Lounge
- 13 The Corner Pocket Billiards Lounge
- 14 Picturehouse Cinema
- 15 Mail Room
- 16 Hobby Shed
- 17 Dog Wash



The Clubhouse illustration and floor plan shown is an indicative visual aid only. Stockland Halcyon makes no warranty in relation to the accuracy of the dimensions or the location or availability of the fixtures, fittings, furniture or plants shown in the plan. The Hobby Shed and Dog Wash are located in the south-eastern corner of the masterplan, not within the Clubhouse precinct.



Freedom Wellness Centre Pool, Spa & Gym



“

I can see us having
the best times in here.

”

Stay fit with exclusive access to a gym with free weights and the latest exercise machines, all in a private setting paired with the 15.5m swimming pool and spa.



The Veggie Garden

Add a touch of home-grown pizzazz to your entertaining with fresh herbs straight from the Veggie Garden to your plate.



Picturehouse Cinema

For movies, sporting events and more, the Picturehouse offers an intimate gold-class style cinema with state-of-the-art screen and sound. Make a night of it, in your own backyard.



Social Alfresco & Outdoor Dining Precinct

The choice of BBQ within the social alfresco, or woodfired pizza within the outdoor dining precinct, will make for the perfect evening get together, whatever the weather.



The Lounge

Grab a coffee, grab a wine, grab a friend or sit alone and watch the world go by next to the feature indoor fireplace in The Lounge.

“
It’s a wonderful place
to mingle or relax.
”



The Corner Pocket Billiards Lounge

The Corner Pocket has two billiards tables to show off your skills and a TV to watch all of the sporting action.



Hobby Shed

Whether it's fixing up your bike, polishing up your carpentry skills or trying your hand at a new craft skill, the Hobby Shed is the place for you.



The Studio Arts & Crafts Centre

The Studio is a boutique multi-use space to paint, sew, make, learn to play a game or simply let your creative juices flow.



The Social Collective Kitchen & Bar

Offering a coffee machine, bar, kitchen and servery for all-day refreshment and entertaining. The Collective really is the heart and soul of the Clubhouse.





Jacques Pickleball & Croquet Court

The competitive side of you will have all the action it needs with the Jacques Pickleball and Croquet Court. Go as hard or as social as you like!

The Yoga Lawn

Whether you're a yoga aficionado or a creaky beginner, everyone's welcome in our tranquil Yoga Lawn.



The Commons Bowling Green

Just a short walk to the bar or the covered alfresco area, and with the ends under cover, The Commons is designed for bowlers of any level to enjoy year-round, all-day use.





Designed for living. Built for life.

Generously sized, thoughtfully appointed and built to flow seamlessly from private yard space, through open-plan living areas and out onto the front patio areas, the homes are all designed by award winning architects DC8 Studio.





Cool, calm and connected.

The summer months really heat up, so, to complement the natural flow of air through the house, living areas have split-system air-conditioners.

For all of your WiFi needs, your home will be ready to immediately connect to the internet.



Leave a lighter footprint with greener, smarter living.



Stockland's Halcyon communities have an unwavering commitment to sustainability, now and for the future. You can rest easy at Halcyon Berwick knowing that you're leaving a lighter footprint.

From the cool roofs and sun-drenched alfresco areas of the homes, to the community's shared Tesla electric car, sustainable materials and solar energy – Stockland has thoughtfully designed the community to be environmentally friendly, with our homes proudly holding a superior 7-star NatHERS rating.





We walk the streets with you.

With each Halcyon Community we bring to life, we strive to take the untrodden path and create unique, vibrant places you'll be proud to call home.

It's not just about connecting the streets and buildings, it's about the way people live in a community. Design principles our homeowners describe as 'the way it feels'. That commitment to full-time community management is a large part of the Halcyon Berwick lifestyle. Our passionate, enthusiastic community manager and dedicated facilities caretaker work closely with homeowners every day to establish new interest groups, events and activities.



Our team is dedicated to the maintenance and upkeep of the streets, communal spaces and recreational areas. You'll enjoy the peace of mind that comes with knowing you live in a relaxed, well maintained community.

And if your circumstances change and you decide to sell, we make the process easy for you. With no Deferred Management Fees (DMF), you retain the capital gains from your sale upon settlement.

It's transparent ownership models like this that mean you have no hidden fees or surprises, just total freedom.

“
We've built a strong reputation for
designing, building, and managing
communities across Australia.
”



Our commitment to community.



In 2004, Halcyon Parks set an ambitious, yet simple vision of changing the face of retirement living by delivering innovative, quality communities that people love to live in.

We're proud to say that thousands of people now call a Stockland Halcyon Community home (and this number is growing every day).

The core principles of this community:

1. **Superior architecture** that expresses the essence of the community and honours the local lifestyle.
2. **Detailed masterplanning** that provides more private open space, wider streets and interconnectivity that lives and breathes.
3. **A strong sense of neighbourhood** built into the community, with driveways, front gardens, lawns and patios to activate the streets.
4. **Carefully considered lifestyle facilities** that seamlessly blend functionality with intimacy.
5. **Innovative and quality construction** to deliver sustainable communities and uphold your long-term investment.

Our team's commitment to setting the benchmark has been acknowledged by the nation's peak development industry bodies, the Urban Development Institute of Australia (UDIA), Property Council of Australia, Master Builders Australia (MBA) and the Housing Industry Association (HIA).



Inspired by possibility

For more than 70 years, we have
been creating and curating
communities with people at
the heart of the places we create.

As one of Australia's largest diversified
property groups, we are building on our
legacy, helping more Australians achieve
the dream of home ownership and
creating places and spaces full of energy,
soul and life – from residential and land
lease communities, through to retail town
centres, workplaces and logistics assets.

Our purpose – **a better way to live**
– is central to everything we do.



Halcyon Berwick

21 Sunset Boulevard, Berwick VIC 3806

Contact

1800 050 050

contacthalcyon@stockland.com.au

stockland.com.au/halcyon-berwick

This brochure is supplied for the purpose of providing an impression of Stockland Halcyon Berwick 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 (August 2024) and may change due to future circumstances. Information and images relating to homes and landscaping are indicative only and may show mature plantings which may not be mature at settlement. All distance and travel timeframe references are estimates only, refer to distance by car or driving time from the Stockland Halcyon Berwick site (unless specified otherwise), and are based on information obtained from Google Maps at the time of publication. 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.