

# ALIRA

AT BERWICK

The peak of modern living.

## SUMMER NEWSLETTER

### Welcome to the first edition of the Alira at Berwick newsletter.

As another year comes to an end, it's time to enjoy balmy nights, cotton candy skies and make the most of the holiday season at Berwick.



ALIRA RESIDENTS ENJOY ICECREAM, FACEPAINTING AND MINGLING WITH THEIR NEW NEIGHBOURS

## SUMMER FEATURE

### Alira's first community gatherings.

Over the past few weeks Alira's new residents have been meeting each other at the community's first series of street BBQs. More than 90 residents from Stages 1A, 1B, 1C, 4A and 4B gathered for a sizzling BBQ provided by the Berwick

Springs Cricket Club and delicious cool ice creams. Residents mingled and met their new neighbours while asking questions about the project and what's next in store.

Thank you to all who attended!



## ANNOUNCEMENT

### A Premium Community.

Alira is the community you've always dreamed of.

Alira at Berwick is the perfect combination of a warm atmosphere and modern living. Located in a much sought-after location and surrounded by all that Berwick has to offer, Alira will provide future residents a premium lifestyle like no other. With tree-lined boulevards and a modern town centre intertwined between waterways, Alira is the community you've always dreamed of.

### Construction Update.

A hive of activity at Alira.

Construction activity is well under way on the major pieces of infrastructure on the estate including the roundabout, wetlands and floodplains.

With all approvals in place, construction on Stage 4C and the extension of Homestead Road is well underway. Approvals are expected to be granted soon for Stages 5C and 5D with work anticipated to commence in the New Year.

There is a significant amount of construction activity along the Hallam Valley Contour Drain with major earthworks well underway, earthworks are expected to be completed by mid-2019.

Construction on the first wetland has commenced and is expected to be completed by the end of 2019.

Roundabout construction to commence.

We are pleased to announce that construction on the Greaves Road and Berwick Springs Promenade roundabout is set to commence in the New Year. This new piece of infrastructure will be a major milestone for the project and will provide current and future residents direct access to Alira from Greaves Road. The new two-lane roundabout is expected to be complete by the end of 2019.

### Live in the heart of Alira.

As the Alira community continues to grow, interested buyers should move quickly to secure their ideal lot in the latest Alira release.

Nestled in the heart of the project, the new release offers a premium location and convenience. Just a stone's throw away from a network of impressive waterways and the future town centre, these lots provide future residents the perfect blend of tranquillity and convenience.

With a variety of lots ranging from 400sqm to 448sqm, the new Alira release gives buyers the perfect opportunity to build their own dream family home.

ALIRABERWICK.COM.AU

Visit the Land Sales Office located at 322 - 340 Centre Road, Berwick. Call 0425 869 940 or email [alira@rpmrealestate.com.au](mailto:alira@rpmrealestate.com.au)



# Alira - Community Profile.

The peak of modern living.

## Smart Education.

Surrounded by a wide range of state and private schools, Alira residents will have easy access to highly respected education facilities.

With a selection of schools nearby including; Berwick Primary School, St Catherines Catholic Primary School, Haileybury College and Berwick Grammar School, parents can choose a co-ed or single sex school that offers the right subjects and activities for their child's interests.

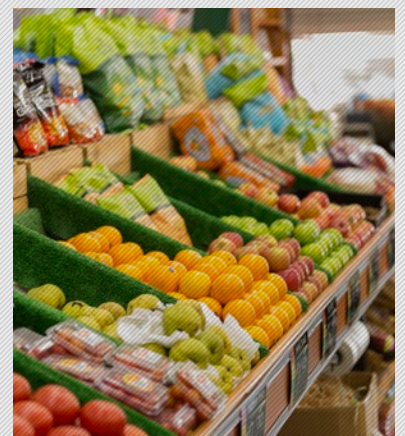
Beyond school, students can continue their education in the Berwick community at Chisholm TAFE or Monash University.



## What's On.

### Farmers' Market

With everything to fill your pantry, the farmers' market offers a wide range of ingredients including; organic fruit and vegetables, free range lamb, beef and pork, jam, cheese, bread, cakes and olive oil. Located on Homestead Road, the market supports local farmers and is held on Saturdays in the picturesque gardens of the The Old Cheese Factory.\*



### Akoonah Park Market

Held every Sunday, the popular Akoonah Park Market provides residents with a great range of product, plants, crafts, clothing and gifts. A perfect way to start a Sunday morning! Entry is free.



WOMAN ENJOYING A COFFEE NEXT TO THE SHARED WETLANDS. ARTIST'S IMPRESSION.

## Transport Access.

Alira is in a prime location for easy access to further afield and travel to the CBD of Melbourne.



Future residents can take the short 10-minute drive to Berwick train station or alternatively jump on the Princes Freeway. Take a look at the Travel Smart Map by City of Casey for more specific route planning. For more information go to [www.casey.vic.gov.au](http://www.casey.vic.gov.au).

## Local Amenities.

Future residents can enjoy a wide range of shops and amenities all within a short drive from Alira.



Located a mere five-minute drive away is Eden Village, a shopping centre containing everything from major supermarkets, to banks, bakeries and homewares shops. Alternatively, residents can also access Westfield Fountain Gate, Narre Warren, a short 15-minute drive from Alira.

## Active Lifestyle.

With a wide range of leisure facilities on offer, Berwick has everything for residents to maintain an active lifestyle.

With a core focus on health and wellbeing, the City of Casey provides residents with more than 230kms of shared pedestrian and cycle paths to promote physical activity in the Berwick community.

The Hallam Valley Trail runs along Alira and weaves through the City of Casey's wetlands and parklands. Residents can enjoy a picturesque walk or ride along the 10km trail starting at KM Reedy Reserve and finishing at Sweeney Park.

Future residents can also enjoy a swim at the Casey Aquatic and Recreation Centre, a hit of tennis at the Berwick Tennis Club or a stroll through the picturesque Wilson Botanic Park.

Berwick really has it all!

## Sweeney Reserve.

Only a short drive from Alira, Sweeney Recreation Reserve has everything for family outdoor activities.



With a huge range of sporting facilities available including; netball courts, cricket pitches and a football oval, residents have everything they need to enjoy their chosen sport right on their doorstep. Residents can also relax, recharge and enjoy a bite to eat at the pavilion's barbeque area which is freely available to the entire community.

\*Find out more at [www.farmersmarketattheoldcheesefactory.org.au](http://www.farmersmarketattheoldcheesefactory.org.au)

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