

# Your **new** townhouse awaits



Artist impression only.



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# Welcome home

Homebuyers Centre leads the way in building modern affordable homes and have built a reputation as Australia's leading builder for first home buyers. We offer a wide range of affordable and stylish designs with house and land packages across Victoria.

Our innovative Urban Living townhouses are all about using space efficiently without compromising liveability and are all packaged in an easy turnkey solution. With a commitment to building premium and lifestyle-led homes, we have created contemporary, unique floor plans to suit every new homebuyer.

Homebuyers Centre is proudly part of the ABN Group, Australia's leading construction, property and finance group. ABN Group have built over 80,000 new homes across Victoria and Western Australia over the past 40 years.

We've also provided finance for more than 36,000 homeowners. So, although you may be building your first home, we have built many.

And with every home we build, we only get better.



**Aidan Hooper**  
Managing Director  
ABN Group



## Turn **your plans** into a place

Located in Tarneit, you're just 30km west of Melbourne CBD where you can easily enjoy the job opportunities and cultural richness that the city life has to offer. While closer to home, you're part of a booming local community enhanced by fresh air, education options, modern retail centres, medical services and well-connected transport.

# Feel connected in this community

**Grand Central is more than a home, it's a thriving neighbourhood where you can exercise, play and gather while living close to shops, dining and cafes.**

Enclosed by emerging shopping areas, and major retail and commercial precincts. For your immediate needs, enjoy easy access to Riverdale Village Shopping Centre, Tarneit Central, Pacific Werribee and Bunnings Werribee. Or you can think ahead to the proposed town centre planned for the site west of Grand Central. So whether it's a loaf of bread, your morning coffee, your weekend D.I.Y. project or a gorgeous new outfit, it's all just minutes away.

Feel easily connected to the Melbourne CBD with the Tarneit Train Station just 6.7km away, offering you quick access to the city in around half an hour. Plus, there is the proposed Riverdale Train Station that will be just minutes from Grand Central too.

Quality education is at your doorstep, with over 12 established and respected schools within a 6km radius. Grand Central's is the place to be, surrounded by green open spaces, leisure, shopping, transport links and education options, plus a whole lot more to come.

## Legend

- Future Residential
- Future Townhomes
- Superlot subject to planning approval
- Sold Lots



Masterplan supplied for the purpose of providing an impression of Stockland Grand Central 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), and are based on information obtained from Google Maps at the time of publication (March 2023).



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# Octave

A combination of modern architectural elements and smart building materials make the Octave a sensational design to call home. With three- and four-bedroom options available, the Octave hosts an exquisite master bedroom including a walk-in robe and ensuite, while the remaining bedrooms are located nearby. The stunning open-plan living opens out to a private courtyard providing the perfect space to wind down and relax. Living life in the Octave couldn't be more perfect!



## Octave 18a

🛏️ 4 🚿 3 🚗 2

**Land Area:** 212m<sup>2</sup>

**Width:** 8.5m

**Length:** 25m

## Octave 18b

🛏️ 3 🚿 2.5 🚗 2

**Land Area:** 153m<sup>2</sup>

**Width:** 6m

**Length:** 25m





# Your **curated** colour schemes by Alisa and Lysandra

Homebuyers Centre has partnered with Alisa and Lysandra to take the stress out of home design and have carefully curated three brand new colour schemes just for you.

**Exclusive to Homebuyers Centre**



## **Industrial**

**Go bold or go home, or in this case design a bold home!**

Perfect for the young professional couple or contemporary family, Homebuyers Centre's spin on this industrial style combines hard wearing, textural elements with sleek and stylish finishes to create a home that is bold and modern.



## **Coastal**

**The Australian beach-loving lifestyle**

Coastal is everything you would expect in a stunning seaside abode. Cool and bright whites and pale greys replicate the soothing tones found in rolling sand dunes. This design scheme is fresh, light, energising and encapsulates everything we love about the Australian beach culture.



## **Adriatic**

**Take a trip to the Mediterranean**

Channelling a cool and calming palette, the contemporary Adriatic scheme subtly references ocean tones, characterised by the unassuming and romantic aesthetic of the Mediterranean. A seamless blend of coastal and urban design, this scheme is impactful in all the right ways.



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### Standard Kitchen and Living Inclusions

- 1 600mm Westinghouse stainless steel electric oven under bench
- 2 600mm Westinghouse stainless steel gas cooktop
- 3 600mm Westinghouse stainless steel canopy rangehood
- 4 20mm stone benchtops
- 5 Quality floor coverings throughout
- 6 LED downlights to living areas
- 7 Choice of chrome or matte black tapware
- 8 Dulux Wash&Wear Paint

### Kitchen and Living Upgrade

- 1 600mm Westinghouse stainless steel slideout rangehood and overhead cupboards to either side of rangehood and above fridge
- 2 Splashback/vanity tiles
- 3 Benchtop material
- 4 Upgraded flooring





### Your standard bathroom inclusions

- 1 2100mm high tiling
- 2 Tiled shower base
- 3 White acrylic bath  
(design dependent, refer to working drawings)
- 4 Polished edge mirror above vanity  
benchtops to match height of shower  
screen

### Upgrade options

- 1 Floor tiles
- 2 Wall tiles
- 3 Stone benchtop



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### Standard laundry inclusions

- Concealed washing machine taps
- Stainless steel trough and white metal cabinet

### Standard turnkey inclusions

- Front and rear landscaping
- Exposed aggregate concrete
- Blinds
- Heating and cooling
- Clothesline  
(design dependent)



# Elevate your lifestyle

## Lets get started!

Speak to a New Homes Consultant today and start your journey into home ownership at Grand Central.



**Homebuyers  
Centre**



**Stockland**

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**Grand Central**

**Learn more at the  
Grand Central Sales Centre**

**4 Medallion Bvd, Tarneit VIC 3029  
Monday: Closed  
Tuesday to Sunday: 11am–5pm**

**homebuyers.com.au 131 751**

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