



*rivergreen
villas*

Luxury Villa Living

IN THE VIBRANT HEART OF AUSTRALIA'S FASTEST GROWING SUBURB

PERFECTLY LOCATED

near the education hub of Ipswich is Rivergreen, an exclusive enclave of architecturally designed, three bedroom, two level villas, adorned with quality finishes, fittings and gourmet kitchens.



FLOOR PLAN & KEY DEVELOPMENT FEATURES

Architecturally designed three bedroom, two level villas featuring:

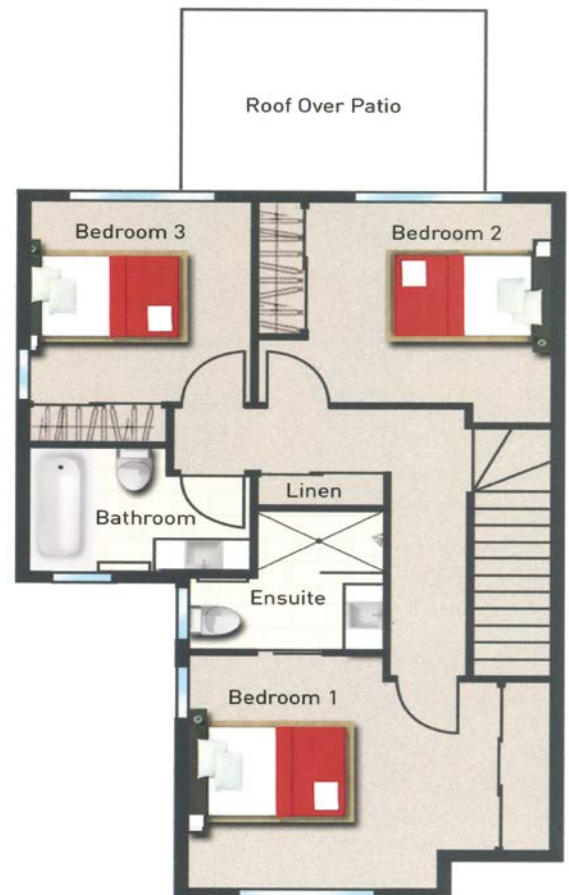
- 3 spacious carpeted bedrooms with built-in robes
- Master bedroom with ensuite
- Contemporary open-plan tiled dining & living
- Gourmet kitchens with stone bench tops & European appliances
- Quality bathroom & ensuite with stone vanity tops
- Air-conditioning to living area & Master Bedroom
- Automatic Colorbond panel lift garage door
- Covered patio & landscaped yards



Ground floor area	48.8m ²
First floor area	60.5m ²
Terrace	14.0m ²
Garage	20.7m ²
Total indoor outdoor area	144.0m ²

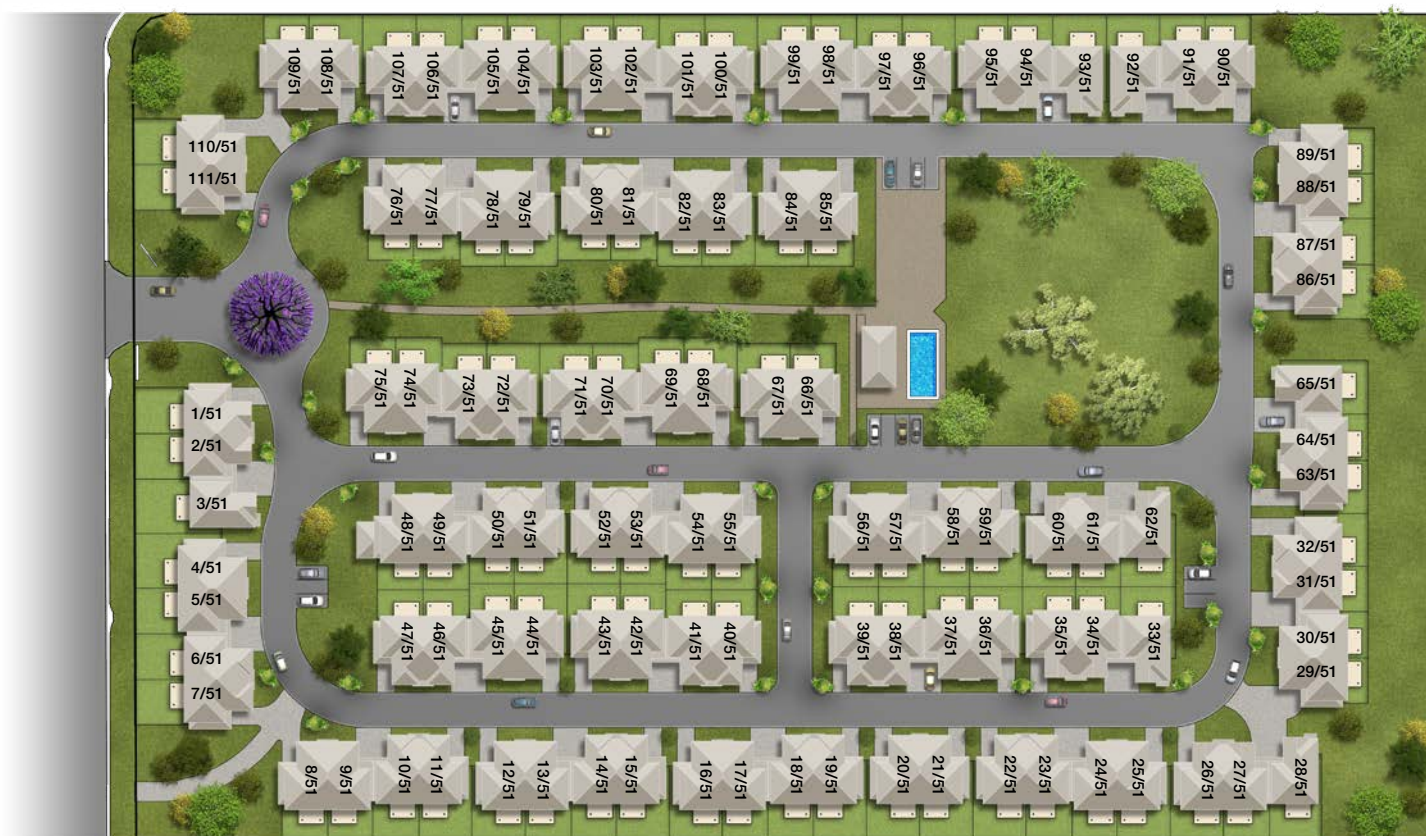
Key Development Features

- Resort lifestyle pool
- BBQ entertaining area & playgrounds
- Over 8 acres of secured community lifestyle
- Basketball half court
- Park and recreation area connected by landscaped pathway
- On-site professional management



MASTERPLAN

Rivergreen is an exclusive enclave of architecturally designed, three bedroom, two level villas, adorned with quality finishes, fittings and gourmet kitchens.



SUBURB PROFILE

BUNDAMBA

35kms from Brisbane

7.2kms from Ipswich CBD

Bundamba is one of the largest suburbs in booming eastern Ipswich

Parks and recreational centres are abundant throughout the area with many of the parks offering playgrounds and free barbecues for public use. Booval Fair on Brisbane Road, is the largest shopping centre in the area. There is strong demand for apprentices and tradesmen in the area, as well as retail and industrial employment opportunities. There are a large number of primary and secondary schools in the area, as well as the Bremer Institute of TAFE, which is located at Station Hill.

Source: REIQ

Residential

This location is renowned for large federation cottages that were the homes of the early affluent residents. Now lovingly renovated they mix new architecturally designed homes and villa developments. Bundamba's proximity to the TAFE College, industrial development area and rail station make it a perfect growth location for young families and students.

Shopping

Booval Fair, the largest shopping centre in the area is just 2.2 kms away and Brisbane Road nearby has a host of convenient shopping options. Ipswich City Centre is just 7kms and serviced well by local buses.

Schools

- Bundamba State School
- Bundamba Secondary College
- The Bremer Institute of TAFE
- Auto Trade College

Transport

Bundamba's proximity to Brisbane Road, the main arterial link to Brisbane, makes it an ideal location

for commuters.

Bundamba railway station provides access to regular Citytrain services to Brisbane, Ipswich and Rosewood via Ipswich. The standard off-peak trains heading for the city depart every 30 minutes.

Recreation

- Ipswich Racecourse
- Ipswich Knights Soccer Club
- Ten Pin Bowling and Roller Skating Centre
- Bundamba Swim Centre Public Pool
- Rotary Park
- Alfred Seymour Park



DEVELOPING THE PROPERTY HOTSPOTS THROUGHOUT SOUTH EAST QUEENSLAND

The Mathews Property Group is a Gold Coast development and construction group with over 30 years experience.

Their ability to forecast growth areas has seen them shape broad acre sites into housing estates, with a 900 lot 'Parklakes' development at Bli Bli and 580 lots at 'Sandstone Lakes' development at Ningi.

Additional to this, the group has become synonymous with the epicentre of Gold Coast development with no fewer than five iconic buildings at Broadbeach.

- 1 Ocean Park - Broadbeach CBD
- 2 Sonata - Broadbeach CBD
- 3 Ocean Pacific - Broadbeach CBD
- 4 Zone - Mermaid Beach
- 5 Freshwater Point - Broadbeach Waters
- 6 Waterford Apartments - Launching 2014



LOCATION

- Bremer Institute of Tafe 200m
- Stan McRea Soccer Fields 200m
- Alfred Seymour Park 300m
- Rail Station 500m
- Bundamba Swim Centre 1km
- Citiswich Business Park 1km
- Ipswich Race Course 1km
- Bundamba Primary School 2km
- State Secondary School 2.4km
- Booval Fair Shopping Centre 3.8km
- Ipswich Hospital 7.4km
- Medical Centre 7.3km

