

The background is a deep blue with a complex, organic marbled pattern. The pattern consists of swirling, vein-like structures in slightly lighter and darker shades of blue, creating a textured, almost liquid appearance. In the center of the image, there is a white rectangular box with a thin border. Inside this box, the word "BOARDWALK" is written in a large, bold, white, sans-serif font. Below the main text, the words "POINT COOK" are written in a smaller, white, sans-serif font, flanked by two short horizontal white lines.

# BOARDWALK

POINT COOK



# Once in a Blue Moon

Over the past 30 years, Point Cook has seen enormous growth off the back of its proximity to city, bay and coast, and is now home to an established and vibrant community.

We are pleased to introduce Boardwalk, Point Cook's newest residential estate, and one of the final opportunities to purchase land within this coveted location.



MELBOURNE CBD

CHEETHAM WETLANDS

SANCTUARY LAKES  
GOLF COURSE

SANCTUARY LAKES  
SHOPPING CENTRE

BOARDWALK  
POINT COOK

ALAMANDA COLLEGE

FEATHERBROOK COLLEGE

POINT COOK CREEK  
WETLANDS

# Explore wide open spaces

More than ever before, we understand the importance of green open public spaces as places for people to connect with community and embrace a healthy active lifestyle.

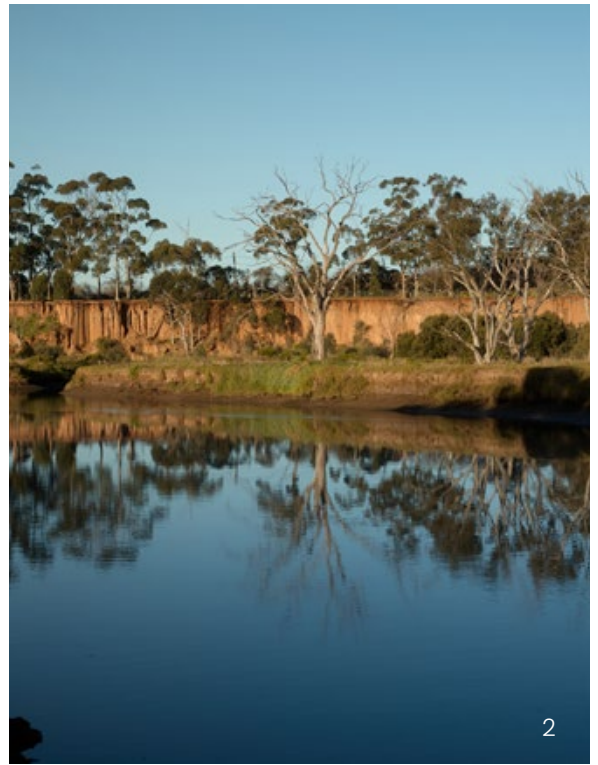
Did you know Point Cook has over 50 parks, playgrounds and reserves?

Boardwalk residents will also have a brand new 7,500sqm park at the heart of their community, and early purchasers will even be able to have their say in what this park includes.



1. Point Cook Playground  
2. Local Parkland





# Spectacular natural beauty

A network of wetland corridors weave through Point Cook and connect into the Cheetham Wetlands, Australia's most significant bird sanctuary outside of Kakadu.

The Cheetham Wetlands support internationally significant numbers of seven migratory shorebirds protected by international treaties, and nationally significant numbers of a further two species.

Boardwalk will upgrade and nurture a stretch of this unique and important wetland network. The planting of endemic reeds and grasses, remediation of soils and addition of rocks and boulders will support the ecological systems that these protected species require to thrive.

- 1. Cheetham Wetlands Viewing Deck
- 2. Werribee Cliffs

# Creating a quality neighbourhood

Boardwalk will enable over 250 new families to call Point Cook home.

Following much anticipation, the new estate will complete the Point Cook picture, delivering a range of premium land lots and townhome releases over four stages.

For surrounding neighbourhoods it will also connect seven local streets to provide easier access both north/south and east/west.

The upgraded wetlands that run parallel to Boardwalk Boulevard will provide opportunities to live waterside, and a central park will provide the opportunity for many residents to obtain green vistas.



Boardwalk Entry. Artist's Impression.

# Boardwalk Masterplan

The Boardwalk masterplan has been arranged around a central tree lined avenue running east to west. A variety of land lots ranging from 152sqm - 541sqm accommodate a wide range of home designs.

Several boutique townhome precincts also provide opportunities to access the Point Cook lifestyle without sacrificing living space, quality or comfort.

Over 250 families will have the opportunity to live parkside or waterside within a quality estate in the heart of Point Cook.

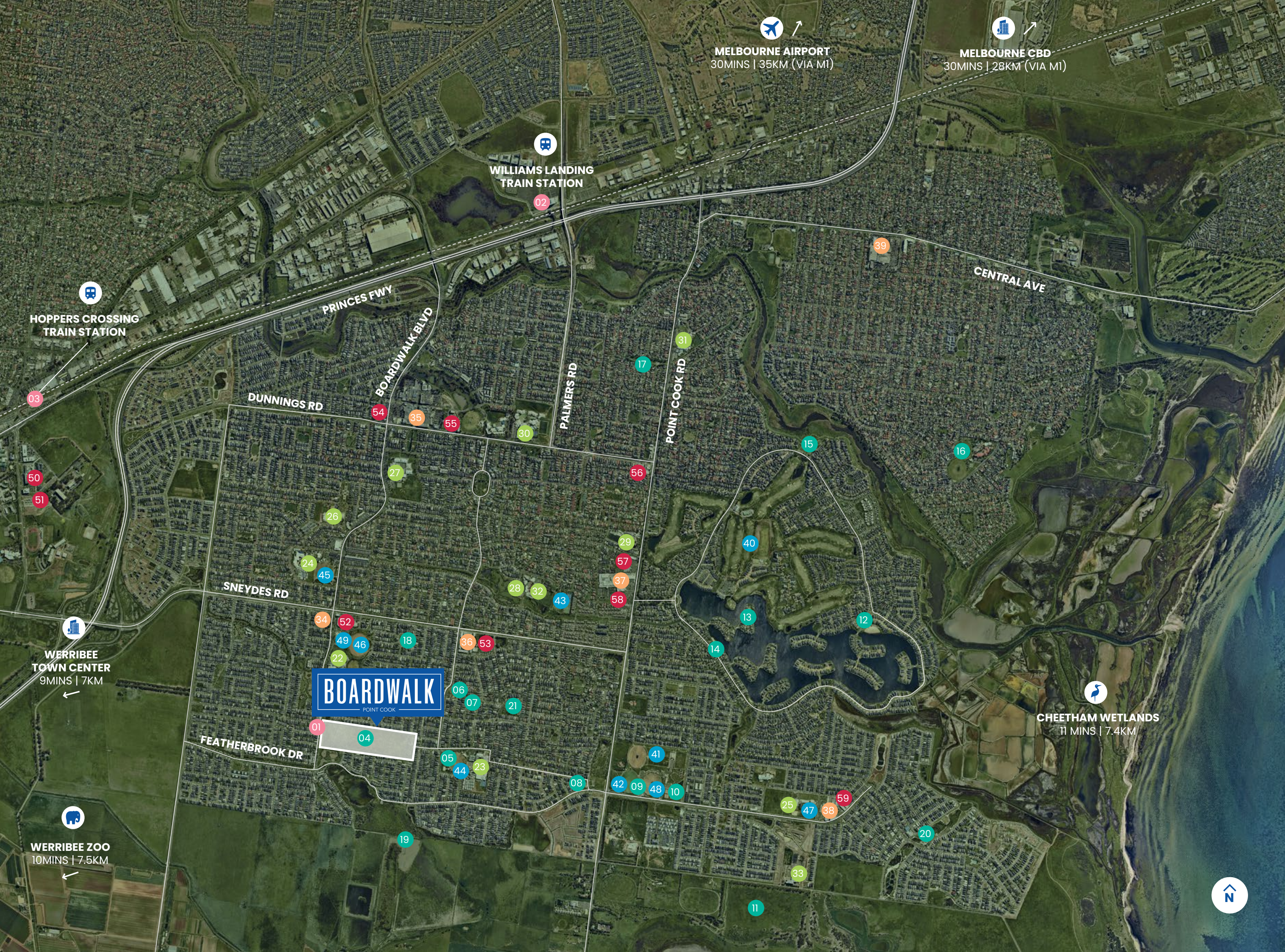




Boardwalk residents will have access to a brand new 7,500sqm park at the heart of their community. Artist's Impression.



A stretch of the Point Cook Creek wetland corridor which connects directly into the Cheetham Wetlands area will be upgraded with endemic planting and natural landscaping to support the movement and needs of local fauna and flora species. Artist's Impression.



# Discover Point Cook

Boardwalk Point Cook is located within 400m walk of two established schools, and within 800m you can reach the Featherbrook Shopping Centre and 6 parks and reserves.

- TRANSPORT**
  - 01. 495 Bus to Featherbrook Shopping Centre/Williams Landing Train Station
  - 02. Williams Landing Train Station
  - 03. Hoppers Crossing Train Station
- PARKS**
  - 04. Boardwalk Park
  - 05. Alamanda Oval
  - 06. Flower Pot Park
  - 07. Alamanda Traffic Park
  - 08. Leapfrog Park
  - 09. Saltwater Reserve
  - 10. Off Lead Dog Park
  - 11. Point Cook Coastal Park
  - 12. Regatta Cover Reserve
  - 13. Butterfly Park
  - 14. Sanctuary Lakes South Blvd Park
  - 15. Breezewater reserve
  - 16. Altona Green Park
  - 17. Pipeline Reserve
  - 18. Meeting Place Park
  - 19. Point Cook Creek Wetlands
  - 20. Saltwater Coast Crocodile Park
  - 21. Bayview Park
- EDUCATION**
  - 22. Featherbrook College P-9
  - 23. Alamanda K-9 College
  - 24. Point Cook College
  - 25. Saltwater P-9 College
  - 26. Stella Maris Catholic Primary
  - 27. Point Cook Senior Secondary College
  - 28. Carranballac P-9 College
  - 29. Lumen Christi School
  - 30. Emmanuel College Notre Dame Campus
  - 31. Seabrook Primary School
  - 32. Jamieson Way Campus
  - 33. Homestead Senior Secondary College
- RETAIL**
  - 34. Featherbrook Shopping Centre
  - 35. Point Cook Shopping Centre
  - 36. Soho Village
  - 37. Sanctuary Lakes Shopping Centre
  - 38. Saltwater Tribeca Village
  - 39. Central Square Shopping Centre
- LEISURE**
  - 40. Sanctuary Lakes Golf Course
  - 41. Point Cook Soccer Club
  - 42. Point Cook Football Club
  - 43. Point Cook Tennis Club
  - 44. Alamanda Soccer Green
  - 45. West Point Soccer Oval
  - 46. Point Cook Sharks Football Club
  - 47. Saltwater Swim School
  - 48. Saltwater Reserve Tennis Center
  - 49. Featherbrook Community Centre and Reserve
- MEDICAL**
  - 50. Mercy Hospital
  - 51. St. Vincent's Private Hospital
  - 52. Myhealth Point Cook
  - 53. InnerCare Family Health Clinic
  - 54. Boardwalk Health Centre
  - 55. Juniper Ave Medical Centre
  - 56. Point Cook Medical Centre
  - 57. Guardian Medical Centre
  - 58. Sanctuary Lakes Medical Practice
  - 59. MedicFirst

# For the young, and the young at heart

Boardwalk residents will have easy access to a wide range of experiences and destinations supporting a healthy and active lifestyle.



**WALK/CYCLE TRAILS**  
The Skeleton Creek bike trail which connects to the Cheetham Wetland and the famous Federation Bike Trail provides 44.2km of accessible, all ability paths for cycling, dog walking, or just an easy stroll.



**EDUCATION FOR ALL**  
Point Cook has both government and catholic schools that provide comprehensive education for children in early learning through to year 12. There are two schools within a 500m radius of Boardwalk - Featherbrook P-9 College and Alameda P-9 College.



**HEALTH AND LEISURE**  
A golfer's, angler's, runner's delight! There are many ways to live a healthy, active, outdoor lifestyle in Point Cook. For those with a love of the greens, the grand Greg Norman designed Sanctuary Lakes Golf Course, set on an old salt mine, is a championship standard members only course, just around the corner.



**COASTAL ENVIRONS**  
The Western Bayside region is home to protected stretches of coastline and wildlife reserves. Off leash dog beaches, walking tracks and sandy beaches provide Melbournites with an idyllic connection to waterside recreation.



**LOCAL HISTORY**  
Explore the grounds of the historic Werribee Mansion, which runs cultural and music festivals throughout the year. Or learn about the area's past, present and future role as a base for the Royal Australian Air Force. Young budding pilots will love the historic plane displays.



**FAMILY ENTERTAINMENT**  
Werribee Open Range Zoo is open every day and kids are free. A handy, fun and educational experience for weekends and school holidays.



**URBAN LIVING**  
In Point Cook's many neighbourhood villages and shopping streets, you'll discover boutique shops, authentic restaurants and great cafes, like Bean Smuggler pictured here.



# Metro

Metro is a local property developer who have delivered more than 6,000 properties across 50 projects in the last decade. In Victoria their focus has been on creating projects that respond to the local context and character, be it high-ESD townhomes in Melbourne's inner-north or new communities in urban growth areas with embedded lifestyle amenity.

In Boardwalk, Metro envisions a thoroughly Point Cook response that enhances the natural and built assets of the suburb and provides a variety of choices for households of all shapes and sizes.



# RPM

RPM Real Estate Group specialises in the sale of master-planned communities. Over 25 years, we have assisted tens of thousands of buyers to realise their property dreams.

Our sales team is here to help you from your initial enquiry through to settlement, because we know that whether this is your first home or a subsequent property purchase, it's a big decision.

We work closely with Victoria's best builders and can help you find the perfect land lot, house and land package or townhome to suit your needs. You've already found a great location here at Boardwalk Point Cook, so let us walk you through the next steps of securing your home within this exceptional community.

Please note that the material contained herein has been produced prior to detailed design and construction, is indicative only and does not constitute a representation by the Vendor, Agent, or Vendor's consultant in respect to the size, form, dimensions, specifications or layout of the final layout. The final product may change from that illustrated herein. Artist's impressions, floor plans and the project specification may depict and detail options which may not be included in the purchase price unless noted in the contract of sale. Changes may be made to the detail layouts during development and construction in accordance with the provisions of the contract of sale or the building and or planning requirements or for compliance with relevant standards or codes. Prospective purchasers must make and rely upon their own enquiries.

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