



Newsletter ∞ Christmas ∞ 2010

Seasons Greetings from Harrington Grove!

There is a wonderful feeling of Christmas this year at Harrington Grove as our close knit community continues to grow. There are over 60 homes currently under construction and more than 15 now occupied at Harrington Grove. We are also looking forward to welcoming at least 10 more families into their new homes before Christmas. We wish you all the very best for this exciting and special time over the festive season.

Harrington
Estates

Seasons Greetings & Happy New Year

Christmas is a good time to reflect on the year that's been and remember the many achievements and events that we have celebrated over the last twelve months. One such event was held in March this year at the Country Club when over 420 people from South West Sydney's land development and building industry united to raise funds for Motor Neurone Disease. The night was a huge success and resulted in a \$100,000 cheque being presented to the Motor Neurone Disease Association and an additional \$75,000 given to the Prince of Wales Medical Research Institute. Both groups conduct valuable research into Motor Neurone Disease.

In June we held our first ever Harrington Grove Estate Showcase day with the overwhelming attendance a testament to the many benefits at Harrington Grove. The Telstra display demonstration showed how the Telstra Velocity fibre to the home network benefits residents enabling lightning



fast speeds of 100mbps. Additionally there were interior designers, landscapers and a range of builders to talk to everyone. The Showcase was a great opportunity to display Harrington Grove's spectacular community and world class sporting and recreation facilities. Other memorable events in 2010 include our

fabulous Melbourne Cup function, a Christmas in July event with delicious lunch and dinner as well as dancing and a magician. There was Father's Day Craft Day, Australia Day barbeque and numerous cocktail parties and welcoming events for new residents throughout the year.

Harrington Park Final Land Release Now Selling

Stage 39 comprises 26 homesites from 800sqm to 2110sqm and is the last release of vacant homesites at Harrington Park.

All remaining homesites are over 800sqm with prices starting from \$290K and have been selling steadily.

For further enquires contact Brian or Kerrie on 4631 3200.

Camden Valley Way & Oran Park Drive

(Formerly Cobbitty Rd) Intersection Update

Harrington Estates is pleased to report that work on their privately funded intersection at Oran Park Drive (formerly Cobbitty Road) and Camden Valley Way is now complete. This will ease the struggle that commuters face turning into Camden Valley Way from Oran Park Drive, especially during peak times. The intersection involves new traffic lights as well as protected right turn lanes.

Harrington Estates has fully funded the intersection as part of the Harrington

Grove development. Harrington Estates Managing Director Terry Goldacre sees the improvement of roads and infrastructure as essential in terms of predicted growth in Sydney's South West area.

"We wanted to upgrade this intersection and greatly improve safety for motorists and pedestrians. It is a local project and one which is an important upgrade for the ongoing growth in Sydney's South West," said Mr Goldacre.



An Update On The Latest Precinct Lomandra Rise

Following the success of Harrington Grove's first precincts Araucaria and Maculata, which have now almost sold out, 2010 saw the release of Lomandra Rise. We are very happy to report that it has had a wonderful response and is selling quickly.

Lomandra Rise offers 87 homesites ranging in size from 712m² to 1932m². This is an exclusive and elevated enclave surrounded by bushland with great district views. Named after the native grass-like and flowering plant *Lomandra longifolia* which is found growing on the estate, all homesites at Lomandra Rise are within a short stroll to the Harrington Grove Country Club, the focal point of the estate. Lomandra Rise has its own little park which is now complete and will be a great place for young families to spend time. Home and land packages start from \$618,615 and you can choose from a selection of quality



builders including McDonald Jones, John McDonald, Masterton Homes and many more. Alternatively, you can use your own builder to build the home of your dreams.

Harrington Grove's Sales Manager Brian Richardson says that the homesites at Lomandra Rise are selling well with many people taking advantage of the current NSW Government Stamp Duty exemptions and concessions. "Homesites

up to \$400,000 currently incur no stamp duty. This makes it an ideal time to purchase a homesite at Lomandra Rise. Purchasers can use their own builder to build their dream home or they can choose from one of over 20 home and land packages available at Harrington Grove," says Mr Richardson.

For further details contact our sales office on 4631 3200 or visit harringtongrove.com.au.



Cocktail Parties And High Tea In 2010

2010 has seen some great cocktail parties at the Country Club to welcome our new residents. One such event was the recent Residents' Rendezvous held in September where over 100 residents came along to meet their new neighbours and sample the delicious finger food from our new Bibendum restaurant.

We are looking forward to many more events in 2011 as well as the release of further precincts. We will bring you updates and news in forthcoming newsletters. Residents can also stay up to date about forthcoming events with the newly released residents' web site at www.hgcommunity.com.au

Opening Hours Over The Holiday

Harrington Grove Sales Office will be closed on Christmas Day, Boxing Day and New Year's Day. *Bibendum Restaurant* will be open Christmas Eve for lunch and diner. Closed Christmas Day to New Year's Day, re-opening Jan 2 for lunch only. *Cafe B* Closed Christmas Day and Boxing Day. Open Dec

27 for lunch and diner. Closed New Year's Day. *The Country Club pool* will be open Christmas Day, Boxing Day and New Year's Day from 11am to 5pm. After 5pm when the pool closes residents are welcome to stay and play tennis or enjoy a barbeque.

Christmas Shopping At Harrington Plaza This Year

23 Fairwater Drive, Harrington Park

Harrington Plaza has over 15 specialty stores offering a wide range of fresh food to fashion, a supermarket, medical practice and plenty of parking.

Harrington Plaza will be closed Christmas Day, Boxing Day and New Year's Day.

Plaza Dates For Your Diary

Thursday 2nd December:

Photos with Santa - Bring the kids down to have their photo taken with Santa.

Saturday 18th December:

Christmas markets - There are so many great gift ideas at Harrington Plaza, you're sure to find something for everyone... Cool & Classy fashion has a fabulous selection of casual clothes for women and men; there's some great gift ideas at Health & Savings Pharmacy and Coles has everything you need for a great Christmas feast as well as any last minute shopping.

A Few Dates For Residents' Diary

Harrington Park Carols by Candlelight

Saturday December 11. For the community of Harrington Park and Harrington Grove.

2011 High Tea dates

Saturday January 29 and February 26.

(1.00pm - 3.00pm sessions)

Book now as positions are limited

Exclusive High Tea functions available minimum 25 people.

Degustation Dinner at Bibendum Restaurant

Friday January 28 (details to be confirmed closer to event date). Call 46 313 213 to secure your booking

Valentine's Day Diner

Monday February 14. 4 course Degustation Dinner \$89pp. Including champagne cocktail on arrival and dishes prepared from Opel Khan's award-winning Cook book 'Sex in the Kitchen'

Australia Day celebrations

January 26 at the Country Club.

11.30 - 3.30 BYO picnic lunch.

There will be live music and activities.

Residents Rendezvous

Friday February 4 (further details to be advised)

To be held poolside - weather permitting.

Tennis Open Day

Sunday February 6 (details to be advised)

Book your 2011 function at Harrington Grove

Cocktail parties, presentation nights, wedding ceremonies & receptions, christenings, special birthdays, bereavement gatherings, corporate functions, school formals, trivia nights and special events. Weekends are filling quickly.

Contact Lisa Luff - Function Manager

PH 46 313 213 / Lisa@harrington.com.au

Coles Opening Hours Over The Holiday Period

Sat 18th - Thurs 23rd December	Open 6am until midnight
Fri 24th December	Open 6am to 10pm
Sat 25th & Sun 26th December	Closed
Mon 27th December	Open 8am until 8pm
Tue 28th - Fri 31st December	Open 7am until 10pm
Sat 1st January	Closed
From Sun 2nd January	Usual opening hours from 7am until 10pm

Sales & Information Centre 1 Forestgrove Drive, Harrington Grove 2567

Phone: 02 4631 3200 Email: info@harrington.com.au

www.harringtongrove.com.au

Please note: Sales & Information Centre will be closed Christmas Day, Boxing Day and New Year's Day.

Got News? Share it with your community!

Send any interesting news, announcements and photos our way!

Email: info@harrington.com.au or call us on (02) 4631 3200

