

Macarthur for Sale

Two prestigious master planned estates at either end of Macarthur are both selling well on the back of a resurgent economy.

Bingara Gorge at Wilton recorded one of its strongest sales results in the three months to January 2010. Project Director Paul Gerlach said the buoyant sales reflected the growing level of confidence not only in the economy but in Bingara Gorge.

Our inquiry is up 50 per cent over this time last year but sales are triple what they were for the same period," Paul said. Consumer confidence might be a key ingredient, but it seems that there are other reasons for the boost in sales.

There are now 29 residents living at Bingara Gorge and with 12 new homes under construc-

tion and another 61 at planning stage, there is a growing community feeling. Good rainfalls have also helped to spur the growth of new plantings and the lush landscape that was envisaged for Bingara Gorge is very much in evidence.

The whole of Macarthur is in great shape after the rains and Bingara Gorge is no exception. "The landscaping is beginning to mature and with plenty of houses going up, the response from visitors has been overwhelming," Paul enthused.

Bingara Gorge is a Delfin Lend Lease community development that will be home to 3500 people by 2020. The master planned community is spread over 450 hectares and will include 1,165 residential lots.



Things are certainly moving ahead at Harrington Grove, Harrington Estates' luxury lifestyle estate on Cobbitty Road.

After the overwhelming success of the first precinct 'Araucaria', Harrington Estates released the second precinct 'Maculata' towards the end of 2009. This was earlier than originally planned in order to meet strong market demand.

'Maculata,' comprising 71 homesites, takes its name from the surrounding Spotted Gum trees *Corymbia (Eucalyptus) maculata*. These are beautiful trees characterised by their spotted trunk and dark green foliage. Like the first precinct, 'Maculata' offers generous homesites (ranging between 700m² and just under 1200m² with an average lot size of 825m²) nestled in unspoilt bushland. Many of the homesites have views of the surrounding landscape and district views to Camden and of course all will be in walking distance to Harrington Grove's spectacular Country Club, with its tennis courts, 25m swimming pool and fully equipped gym for the exclusive use of Harrington Grove residents. The Country Club is also home to the fabulous Jarrahs restaurant which opened to the public last year.

Harrington Grove is a family oriented Community Title development and offers picnic areas, parks and playground areas for the kids. Extending over 280 hectares of conservation land, Harrington Grove comprises picturesque woodlands and over seven kilometres of walking paths and cycleways – not to mention the latest in communications technology! Harrington Grove is a Telstra Smart Community with the latest velocity fibre-to-the-home networks which has now been



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updated to 100Mbps (20 times faster than the typical speeds). Not only will Harrington Grove residents be able to enjoy the latest in communications technology, residents will experience future ready technology. In other words, the technology and infrastructure in place is ready for future technological advancements when they occur.

A strong community focus is at the very core of Harrington Grove. Harrington Estates have already held several welcoming functions at the Country Club for purchasers to get to know their future neighbours. With the first homes completed and many more nearing completion, the first residents have already started to move in at Harrington Grove.

There are a range of homes currently available for sale at 'Araucaria' ranging from \$850K to \$1.1 million- these comprise three from John

McDonald Group and two Bazdaric Homes and one from Lotus Constructions.

The character of Harrington Grove is already taking shape as homes begin to dot the gentle slopes of the estate. If you desire a prestigious address I recommend you get in early at Harrington Grove. Some of the finest sites are still available but with sales progressing so well don't leave you decision too long.

I would hate to hear that you are still driving around the stately homes near the club house in two years time, rueing your procrastination - Hey that sounds like me!

Go for a drive this weekend. Bingara Gorge is left off the F5 freeway at Wilton and Harrington Grove is just off Camden Valley Way on Cobbitty Road. Don't procrastinate.

