

PEPPERCORN HILL NEWS LETTER

SUMMER 2019



WHAT'S GOING ON AT THE HILL:



SUMMER IS HERE, THE SUN IS SHINING AND THERE'S PLENTY HAPPENING AT PEPPERCORN HILL RIGHT NOW.

Those driving along Donnybrook Road will have noticed plenty of activity taking place at the Estate lately. Most importantly, we're excited to announce that civil construction of the Peppercorn Hill community is now underway!



Earthworks are progressing well in Stages 1 – 3, with drainage, sewer and water construction works beginning recently and titles on track to issue in September 2020. The new Stonewall Drive intersection in Stage 1 adjacent to the Peppercorn Hill Sales Office is also taking shape.

In further good news, Council engineering approval has now been obtained for Stages 4 to 6, with construction works set to begin early in the New Year.

To discover more about Peppercorn Hill visit peppercornhill.com.au, contact **Deb Teazis on 0428 026 180 or Tuan Ly on 0428 026 180** visit the Peppercorn Hill Land Sales Office, 1145 Donnybrook Road, Donnybrook, open 7 days from 10am – 5pm.



MEET THE PEPPERCORN HILL SALES TEAM - TUAN LY

Always ready to greet people with a smile and a warm welcome, meet the Peppercorn Hill Sales Team and learn what they think makes Peppercorn Hill special.



Tuan brings an enviable knowledge of the Australian property industry to his role as Peppercorn Hill's Sales Consultant, thanks to his previous experience working as a home and land administrator, sales consultant and in his own business, supplying Home and Land packages for overseas investors.

Tuan prides himself on providing buyers with comprehensive, and genuine advice and offering them exceptional customer service and support during the sales process.

How long have you been a member of the Peppercorn Hill sales team?

"I have been a part of Peppercorn Hill team since the release of Stage 7B, so going on just over 2 months now."

What is the best thing about your job?

"The moment when customers see the block they have chosen with a "SOLD" sticker on it is incredibly rewarding."

What are the best things about Peppercorn Hill?

"There are a lot of things to fall in love with at Peppercorn Hill, from the 25kms of paths and trails that will run through the Estate to the spectacular views from Hayes Hill. But if I had to pick one specific thing, I would have to say it's the Community we're creating here. It's the sort of place where everybody will know their neighbours, where there will

be lots of places for kids to grow and really make the estate a place people can call home, not just a collection of houses."

Who will Peppercorn Hill most appeal to?

"Peppercorn Hill has been designed specifically with families in mind, and we are already seeing a huge amount of interest from First Home Buyers looking to start a family, and families that are looking to up-size or downsize."

What sets Peppercorn Hill apart from other estates nearby?

"I would have to say the wide range of local amenities. Whether you're looking to take your kids to the park or do some shopping, everything will be within walking distance of your home."

Favourite places to eat in and around Donnybrook?

Donnybrook Hotel serves up an amazing pub style steak, just perfect for a sunny day when you just don't want to cook anything.



MEET THE PEPPERCORN HILL SALES TEAM - DEB TEAZIS



With over 25 years of experience in Real Estate, Deb Teazis is extremely knowledgeable and passionate about property generally, and the Melbourne real estate market in particular. With a husband who is a senior property valuer, the topic of conversation at home always flows towards the world of real estate.

Living in the beautiful Kinglake Ranges, Deb has plenty of space to indulge her other passion, caring for rescue dogs where she is currently on her sixth rescue 'fail', as she finds it hard to give them up to new homes once they have been rehabilitated!

Deb takes managing the Peppercorn Hill Estate very seriously, as she knows that buying a home is the biggest investment many people will make in a lifetime, and she is determined to get the process off to the right start, offering excellent advice and ongoing support to all her customers.

Deb believes that helping to grow a brand new community is an honour and a privilege and she looks forward to seeing the first new homes under construction and new families starting to move in.

How long have you been a member of the Peppercorn Hill sales team?

"I have been the Estate Manager here at Peppercorn Hill since we first opened the project in April 2018."

What is the best thing about your job?

"Definitely helping our customers find that perfect block to build their dream home, working with them to assist in everything from finding a builder, to obtaining finance and then watching their dream become a reality during the construction of their new home."

What are the best things about Peppercorn Hill?

The open space and fresh air, the quality of amenities that the community will have access to including amazing parks and a lifestyle that will be the envy of many."

Who will Peppercorn Hill most appeal to?

"Peppercorn Hill really will have something for everyone, from our first home buyers, to those that want to up-size to a larger home and families downsizing to something smaller and more manageable."

What sets Peppercorn Hill apart from other estates nearby?

"With all the quality amenities that will be available at Peppercorn Hill, our residents won't have to travel that far to get anything they might need, it will be a very sustainable community in many ways."

Favourite places to eat in and around Peppercorn Hill?

"There are plenty of great cafés and restaurants all within a short distance of Peppercorn Hill. The new Mernda town centre on Bridge Inn Road has an array of great coffee and food places to visit and the Bridge Inn Hotel also offers fantastic meals and live entertainment."

Favourite things to do in and around Peppercorn Hill?

"A visit to the Yan Yean Reservoir is a must, especially if you have dogs – it's the perfect place to go walking with your furry friends and to enjoy a picnic or family outdoor event in one of the many undercover BBQ areas. A quick game of golf at the Growling Frog is also a great way to spend an afternoon, and make sure you finish off the day with a glass of white wine and some yummy food from the Growling Frog Restaurant."

STEP INTO SUMMER!

Summer is the perfect time to get fit, soak up the sunshine and make the most of the Great Outdoors, and Melbourne's North is the perfect place to do it.

Whether you're a dedicated sports fan or looking for an afternoon activity, there's an option for everybody. Here's our round up of great things to do and see in and around Peppercorn Hill in the coming months, guaranteed to entertain the whole family!



History buffs and good food and wine enthusiasts will love Marnong Estate at Mickleham, just 15 minutes' drive from Peppercorn Hill. Part of WJT Clarke's Bank Vale Run Station in Melbourne's North, the historic mid-19th century homestead has been restored to its former glory and now houses a heritage resort, restaurant, vineyard and brewery.

The resort's restaurant, Bankvale Run, named in honour of the property's original name, is the place to go to for family gatherings, intimate dinners, a wine or cocktail at the bar, or to simply relax with an espresso and cake in the lounge, serving delicious food and drinks matched only by the restaurant's exceptional customer service. Open Monday – Wednesday from 11am – 4pm, Thursday – Friday from 11am – 9pm, and Saturday – Sunday from 8am – 9pm.

The Cellar Door and Store at Marnong Estate is also open to the public and is the perfect place to drop in and taste the full range of Marnong Estate wines, along with a great selection of local wines from the Sunbury and Macedon regions. Open Fridays from 11am – 6pm, and Saturdays and Sundays from 10am – 6pm.

UNCLE NEV'S HORSE RIDING



If you have ever hankered for your very own Man from Snowy River moment or you're just looking for a great way for the kids to burn up some energy in the Great Outdoors, why not head to Uncle Nev's Horse Riding, a short 25-minute drive away from Peppercorn Hill.

This is the perfect place to gallop over the hills or take a leisurely walk through Mt. Disappointment State Forest. And make sure to bring your camera and capture the breathtaking views and abundant wildlife. All skill levels are catered for from beginners to experienced riders. Uncle Nev's also recommends that children are 8 years or over to participate.

With a stable of over 60 horses and a team of experienced and friendly staff to ensure the right horse is specially chosen for you, this is the perfect way to while away the weekend. Open 7 days a week (except Christmas Day) and bookings are essential.

Visit <http://www.unclenevs.com.au/contact.php> for more information.

If you'd prefer a little aerial outdoor adventure, check out Kinglake Forest Adventures, just 45 minutes' drive east of Peppercorn Hill, and get ready for an all-encompassing nature-based adventure oasis that's perfect for the whole tribe. Get a taste of sky high thrills with some challenging tree climbs, swing bridges, soaring zip lines, a flying fox and daring free fall jumps.

Or for those who prefer to stick a little closer to ground, try out the all-terrain mountain biking as you hurtle (or turtle!) over rugged tracks, zipping down valleys and cruising forest tracks. Or just simply enjoy a little rejuvenation for the soul surrounded by nature and some inquisitive local wildlife.

Kinglake Forest Adventures has activities on offer for ALL ages and abilities. And after your adventure, be sure to stick around for a well-deserved coffee and cake at the cosy on-site café. Open every Saturday and Sunday and on School Holidays from 10am until 5pm.

Visit www.kinglakeforestadventures.com.au for more information.

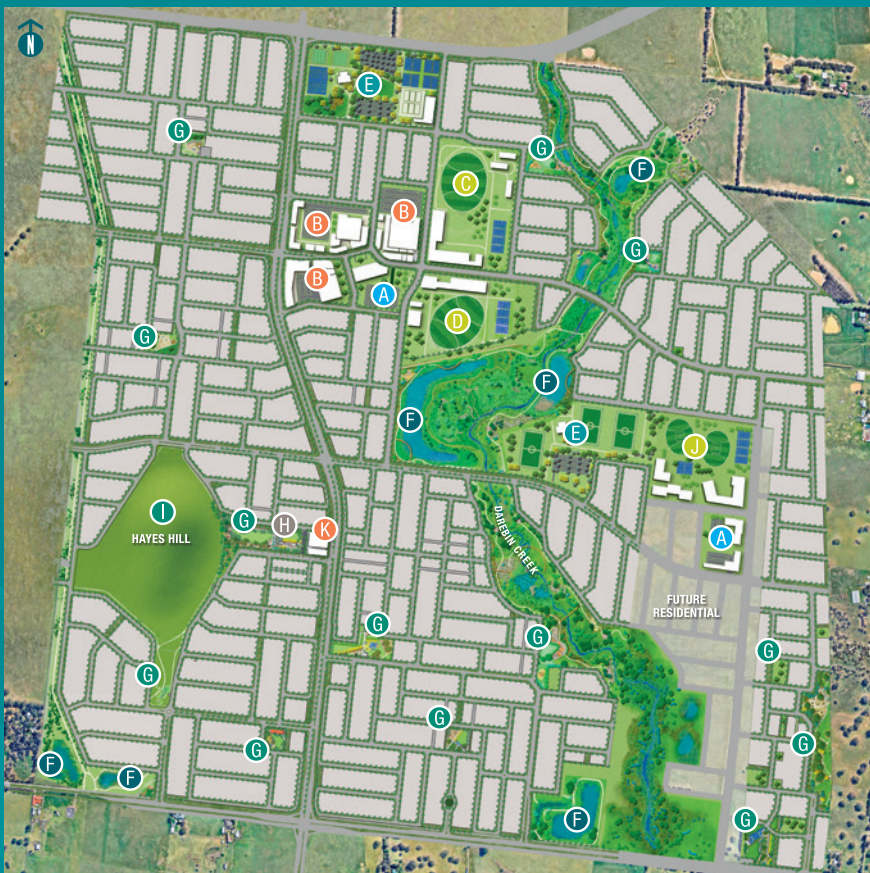


KINGLAKE FOREST ADVENTURES



PEPPERCORN HILL MASTERPLAN

- A** Future Community Centre
- B** Future Town Centre including Supermarket and Retail Shops
- C** Proposed Government Secondary School
- D** Proposed Non-Government Secondary School
- E** Future Sports Fields and Recreational Space
- F** Future Wetlands
- G** Future Neighbourhood Parks
- H** Heritage Buildings
- I** Hayes Hill
- J** Proposed Primary School
- K** Local Convenience Centre



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