



# Pulse

Summer 2020 Issue 16

## PROJECT DIRECTOR'S MESSAGE

Welcome to a somewhat unusual edition of our Pulse newsletter – a Christmas time snapshot of the year in review, while we work on a fuller news-focused edition for the new year.

I'm sure no one will disagree, 2020 has been a year unlike any other. It's posed significant challenges for many, including here in the Huntlee office and cafe. I am grateful for the steadfast commitment and support of the Huntlee Team!

On page three of this issue, you can read about our new **Display Home Village 2.0**. It features long-term building partners from the original display village, as well as some exciting new names.

On the other side of Wine Country Drive, it's wonderful to see the progress in the Huntlee Town Centre. In mid-September, the **Huntlee Shopping Centre** opened the doors to its outstanding facility – Coles should be commended on the quality of the build and fit out. We look forward to seeing the centre thrive and, in coming years, further expand its footprint with more retail and service offerings.

Opening almost two months ahead of schedule, and just in time for Melbourne Cup Day, the **Huntlee Tavern** is a magnificent addition to the Huntlee Town Centre.

Next year is going to deliver more sensational news for the Town Centre, we can't wait to share it with you early in 2021. Many of our residents will be aware of the proposed service station and McDonalds now out for community comment. Our team has worked tirelessly to bring these facilities to our community, and we hope our residents support this additional growth in the Town Centre.

On the sales front, we have been flat out keeping up with demand for residential lots. New residents are being attracted from far and wide by all that is currently on offer and the exciting projects in the pipeline. We look forward to welcoming hundreds of new residents into our burgeoning community in the new year.

I'd like to take this opportunity to wish our residents, building and retail partners, surrounding communities and all who have an interest in Huntlee the very best for the festive season. May it be a time to spend with those you hold dear and take stock of the year that's been and plan for a promising year ahead.

**Stephen Thompson**  
*Huntlee Project Director*

## First retailers open in Huntlee Town Centre



At the heart of the state-of-the-art facility is a gleaming Coles supermarket, boasting an in-store bakery, gourmet delicatessen, and fresh seafood counter.

Coles Huntlee Store Manager Tim Hill, who has worked at Coles for 19 years, said he was delighted with the new store and the opportunity to support local jobs.

"Launching a brand-new supermarket for people in the heart of Wine Country has been brilliant," said Tim.

"The modern store brings all the latest offerings right to the people of Huntlee. Our team put in an enormous amount of work in the lead up and, by opening day,

On Wednesday 16 September, the highly-anticipated Huntlee Shopping Centre opened its doors and welcomed an array of customers from near and far, eager to explore all the centre has to offer.

we'd already created more than 100 local jobs!

"We're taking a highly personal approach to get to know our customers and become part of the community. Their support has been overwhelmingly positive, and trade is already above expectations."

The Centre also includes a Liquorland and 11 specialty stores, including Piggott's Pharmacy, Huntlee Medical, Huntlee Dental, Lake and Valley Optical, Lotus Nails, Big Scissors Barber, Fibonacci Café, and Nargis Indian and Kebabs. Keep an eye out for who else is coming to Huntlee Shopping Centre in the new year.

[www.huntleeshoppingcentre.com.au](http://www.huntleeshoppingcentre.com.au)



## Cheers to Huntlee Tavern

On Friday 30 October, the residents of Huntlee celebrated, as their new local swung open its doors – almost two months ahead of schedule!

Owner/Director Jason Gavin said it was a huge undertaking, commencing construction pre-Covid and having to persevere through the lockdown.

**"We're incredibly proud of the outcome, delivering a destination for this rapidly growing area. The Tavern has already become a new hub for the community," said Jason.**

At the heart of the Tavern is the public bar featuring an extensive wine list, local and international beers, and a



vibrant cocktail menu. Open for lunch and dinner every day, the Bistro features pub favourites.

For a casual meal or a coffee hit, the café opens daily from 7am and takeaway is an option.

The Tavern's stunning design boasts an expansive outdoor terrace looking out over Wine Country Drive, as well as a VIP outdoor lounge. A drive through bottle shop, TAB, KENO and courtesy bus are all on offer and there is live entertainment every Friday and Saturday night.

"It's great to be the first hotel in this brand new town – it's not the type of opportunity that comes along every day! And being located at the gateway to Wine Country makes the location hard to beat," added Jason

[www.huntleetavern.com.au](http://www.huntleetavern.com.au)



*If 2020 has taught us anything, it's the value of connection and community. The Huntlee community continues to grow and prosper, engaging in a wide range of initiatives designed to bring them together and build solid relationships.*

ACTIVE ADULTS

Over 12 weeks from August to November, a total of 111 Huntlee residents dusted off their trainers and blew away the Covid-cobwebs, taking part in a free program of Saturday morning bootcamp, yoga and 5km walk/run sessions.

Participants received coffee vouchers to use at AJ's Café after each session. This is the second year Huntlee has run the Active Adult Series and it will return with renewed enthusiasm in 2021.



PAINT 'N' SIP

An undeniable highlight from Huntlee's Social Club this year has been the ongoing series of 'Paint n Sip' classes.

Huntlee Social Club provides canvases, paints, brushes and easels to Huntlee residents who host friends and families for a collective art workshop. Guests supply their own wine and humour and the ultimate art is uncorked.



GARDENING WORKSHOP SERIES

With the opening of the Huntlee ShareShed earlier in the year, in September three gardening workshops were staged to take advantage of the spring rainfall and help build the confidence of Huntlee's residents to transform their backyards into a vegetable and flower oasis.

Andrew Meyles from Hunter Backyard Veggie Growers delivered a well-attended Start Your Garden workshop, which saw each resident leave with multiple heirloom tomato giveaways. A fortnight later, beekeepers, David and Kate Lyall were on-hand with native and honeybees for a practical look at, as well as expert commentary on how residents can attract and support more pollinators. The final workshop brought all our collective learnings together through the prism of permaculture, with local Tree Frog Permaculture guru Lachlan Storrie weaving together principles and practises relevant to local conditions.

DEFYING GRAVITY

Thanks to community funding from Huntlee, the Huntlee Mums group recently organised an excursion to the Gravity X trampoline park in Rutherford, where the young and young at heart had a brilliant day bouncing to their heart's content.



Huntlee (hand sanitised) Halloween

This year, the Huntlee Social Club ran a socially-distanced Halloween competition to ensure the spookiest of residents didn't miss out on their night of fun. Congratulations to our category winners, who each bagged a \$100 Hoyts Lux voucher, along with all their Trick or Treat bounty.

Best Decorated House



Ugh, the tombstones and the lawnmower of horror!

Most Original



Full commitment, we can imagine that witchy cackle!

Best Pumpkin



Looks good enough to eat... your visitors!

Scariest



Nope. No. Nah. Please go away now!

Sales Update

By Robert Crane  
Sales Director and Licensee



Despite the global pandemic, or perhaps because of it, 2020 has delivered record sales for our team.

We've been inundated with enquires, many from people who live in Sydney and, thanks to the changes brought about this year, now realise they want more out of life. They realise they can escape to an idyllic location such as Huntlee and have a house and land package starting from well under \$500,000 for a four-bedroom, two-bathroom family home on a substantial site.

Changes to work practices have made many realise the opportunities of working from home and the Huntlee Advantages package is proving highly appealing. Valued at \$16,500, every homesite in Huntlee comes with high speed NBN fibre optic cable to the front of the property, as well as side and rear fencing, front landscaping, connection to underground natural gas and

Huntlee Water (meaning water restrictions are a thing of the past).

The government's HomeBuilder bonus no doubt helped generate interest in Huntlee, but the vast majority of sales have been to buyers who did not qualify for the bonus.

In response to strong market demand, we've released six new stages since July and only three lots remain. As a result, we've fast-tracked another three stages for the new year.

As a fully master-planned community with a total of 7500 lots available, Huntlee is unique in its capability of constantly bringing new lots onto the market to match demand. Because we own all the land and have master-planned every aspect of the development, we can be highly adaptive to market demands and modify releases to suit buyer needs.

This financial year has been exceedingly positive for Huntlee, with our second Home Display Village in operation, the opening of the Coles Huntlee Shopping Centre and Huntlee Tavern and the submission of a DA for a gym. All of this activity is resulting in strong residential sales, as well as a major increase in interest from business owners and developers looking for opportunities in the Huntlee Town Centre. The new year will see a hive of activity in the town centre to match the ever-growing rate of home construction in Huntlee.

THE VERY BEST ON SHOW

The surprise package that is the year 2020, meant plans for Huntlee's second Display Village had to be altered and timetables adjusted, but it is now in full swing and home buyers are loving the inspiration it provides.

The village boasts the latest designs from eleven of the state's leading builders, with 17 show-stopping homes already open and another almost completed.

Commenting on Display Village 2.0, Huntlee Sales Director, Robert Crane said the building partners were handpicked to ensure there is something to suit a wide range of lifestyles, life stages and budgets.

"In the new display village, we have designs suited to first homebuyers, upsizers, empty nesters and everything in between," said Rob.

"The Huntlee land sales offering includes lot sizes ranging from our smaller cottage lots right up to acreages, and the homes on display complement this. Our builder partners have carefully selected designs suited to the Huntlee market and can work with you to customise your dream home to suit your perfect lot."

In the new year, Rob and his sales team will be relocating from the current Huntlee Land Sales Centre to a custom-built home of their own at the entrance to the new display village.

"Prospective homebuyers can walk through the 18 fabulous homes, chat to the onsite builder reps about their wants, needs and aspirations and then, once they have their perfect home design pinned down, come and talk to us and we can ensure they choose a site which is sized and orientated to suit their design," added Rob.



Huntlee Home Display Village 2.0 boasts the following fabulous designs:

- Candor Homes
- Coral Homes – Milan 29
- Hudson Homes – Jasper 26 and Onyx 24
- Hunter Homes – Ellerton 223 and Kenneth 276
- McDonald Jones Homes – San Marino 16 Manor, Lucia and Havana Encore 14
- Meticon – Mantra 28
- MOJO – Carrington Grand One 31 and Rhapsody 30
- Montgomery Homes – Avoca 210 and Avalon 220
- Thrive Homes – Aria 22
- Eden Brae – Paddington and Toorak
- Bellriver – Bayswater 22



Huntlee Display Village 2.0 is located in Peachy Avenue, North Rothbury. For further information, phone the Huntlee Land Sales Centre on (02) 4938 3910 or visit [www.huntlee.com.au](http://www.huntlee.com.au)



## FLASH YOUR NEIGHBOURS



*Judges Choice*

The annual Huntlee Christmas lights competition this year attracted a remarkable number of breathtaking entries, with homes across Katherine's Landing lighting up summer evenings with their stunning displays. Congratulations to this year's winners of the Judges Choice, Mel and Brendan of Dunnett Ave, and Rachael and James of Newsham St who took out the People's Choice award.



*People's Choice*

## PRESS PAUSE ON THE MOVIE

In true 2020 style, due to forecast torrential rain, this year's Huntlee Christmas Outdoor Cinema had to be postponed. But never fear, we have rescheduled and will hold a fabulous family movie night on Friday 15 January 2021. The first 50 households to register will receive a \$20 voucher to spend at the El Gringo Argentinian BBQ food truck. Keep an eye on our Facebook page for details.



## CHRISTMAS CLOSURES

The Huntlee Land Sales Centre will close on 23 December and AJ's café at midday on the 24th. Both will reopen on 4 January.

**Merry Christmas and the Happiest of New Years to one and all!**

# Discover your MOJO



The all new Huntlee Display Home Village boasts 11 brilliant builders. A newcomer to Huntlee, and one of the first to open in DV2.0, is MOJO Homes with its two showstopping designs.

New Home Sales Consultant, Adam Buchanan said the feedback they have received on the MOJO display homes has been phenomenal.

"When selecting which homes we should put on display in Huntlee, we really went all out with the Rhapsody 30, a home perfectly suited for the idyllic Hunter lifestyle," said Adam.

**"It's brimming with functional, adaptive spaces and the rear of the home boasts multi bifold doors which allow the family living zones to sweep through to the outdoors."**

"We love hearing the reaction of our visitors when they hit the end of the hallway and first see how the amazing flow of the home seamlessly blends the entertainer's delight that is the indoor and outdoor living zones. The Rhapsody truly delivers on the wow factor!

"Next door, we have MOJO Homes' first Acreage display home. The Carrington Grand One

31 is oozing with country charm. We're getting visitors from far and wide travelling up to see this unique offering which delivers a ranch style design with a wraparound North Hamptons façade. The Carrington is the perfect country home and it blends beautifully with the charming surrounds Huntlee delivers in spades.

"I am thrilled to be playing a small part in the building of a thriving and inclusive community here at the gateway to the beautiful Hunter Valley Wine Country. Our clients are blown away by the affordability Huntlee presents and the convenience, with direct access to the Hunter Expressway, a range of local amenities and loads of development still to come. They quickly realise there has never been a better time to take advantage of the great opportunities available. Huntlee delivers the perfect location for starting out on your new home build journey, it answers all the needs of our modern lifestyle, perfectly balanced by a stunning rural backdrop," concluded Adam.

# Visit Huntlee



## Land Sales Centre

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