

THIS IS MORE THAN A HOME, IT'S A WORLD OF STYLE FOR THE FAMILY

Beautifully streetfront exuding timeless character,
this compelling home boasts low-maintenance living
with an undeniable warmth throughout.





CONTEMPORARY LIVING WITH ACCESS TO THE BEST OF THE CITY AND THE COUNTRY


A new take on leafy Mount Waverley, **Lynn Residences** blend style and comfort with the conveniences offered by a well-established community. Excellent access to all manner of amenities, retail, education, recreation and transport make for true city living, yet the surrounding parklands and direct routes to surrounding country areas ensure **Lynn Residences** offers a lifestyle for everyone.

EDUCATION

Ashwood School 0.93 km
Mount Scopus Memorial College 0.95 km
Parkhill Primary School 1.17 km
Presbyterian Ladies' College 1.5km
Deakin University 1.5km
Mount Waverley Secondary College 2.5km
Holy Family School 3.2km
Avila College 3.6km
Mount Waverley Primary School 4km

SHOP

Burwood Grocery 900m
Ashwood Farmers Market 2km
Woolworths Burwood East 2.2km
Burwood highway Asian Grocery 2.3km
Burwood heights shopping centre 2.4km
Mt Waverley Shopping Centre 3.4km
Woolworths Ashwood 3.4km
Burwood One Shopping Centre 3.9km
Box Hill Central 4km
Chadstone Shopping Centre 6km



A COMMUNITY WHERE EDUCATION AND LIFE COMBINE

Deakin University is sure to bring a youthful touch to living at **Lynn Residences**. It offers excellent sporting facilities including a fully-equipped gymnasium and a complete program of fitness classes. And of course, it is a premier tertiary institution.

It also has a number of schools, especially primary schools, as well as public and private secondary ones.



1	2	3
4		
5	6	

1. Presbyterian Ladies' College 2. Deakin University 3. University Students 4. Mount Scopus Memorial College 5. Mount Waverley Secondary College 6. Deakin University Burwood Campus





VIEW OVER TO THE EASTERN SUBURBS

An unparalleled vista is yours to enjoy.
Overlooking Melbourne's eastern suburbs
and the stunning natural landscapes,
Lynn Residences is your home base
to explore a life outside the city.



Lynn Residences in Mount Waverley lays out the idyllic family lifestyle. You can spend your weekends having a round of golf at Riversdale Golf Club, bushwalking at the picturesque Damper Creek or having a barbecue at Valley Reserve.







ELEGANCE TO INVIGORATE THE SENSES

The quality interior comprises formal lounge and dining rooms that flow through to a well-equipped kitchen with 900mm appliances, stone surfaces and ample storage. A glorious sun-drenched courtyard is the perfect private milieu for entertaining, whilst 4 robed bedrooms, illustrate exceptional lifestyle comfort. This 6-star energy rated home boasts LED lighting, timber floor and much more.





Lynn Residences will keep you close to the people and places you want in your life. Daily needs are met at nearby Burwood Heights, Burwood One, Chadstone Shopping Centre and Boxhill Central. The 75 tram, a good bus network and access to the Monash Freeway mean the entire city is in reach.





Artist's Impression



MOUNT WAVERLEY POPULATION



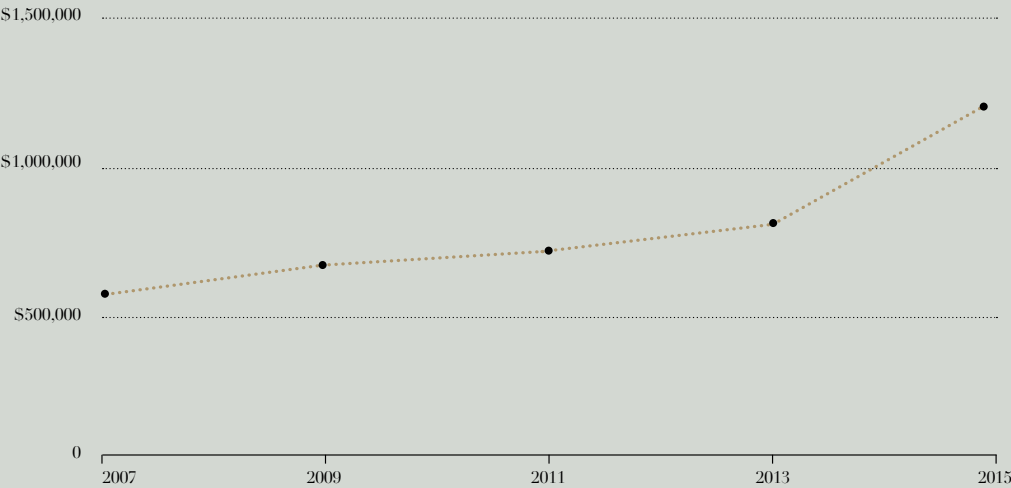
MEDIAN AGE	TOTAL (2011)	POPULATION FORECAST (2036)	POPULATION CHANGE 2016-2041	TOP 3 GROUPS OF PEOPLE WHO LIVE IN MOUNT WAVERLEY
41	32,068	37,048	8.77%	OLDER COUPLES & FAMILIES 19.0%
				ESTABLISHED COUPLES & FAMILIES 16.9%
				INDEPENDENT YOUTH 11.3%

SOURCE: Australian Bureau of Statistics, Census of Population 2011, .ID Consulting, REA

With its large houses and plentiful schools, families are the main demographic in Mount Waverley – you’ll find a mix of older and middle-aged families, either with kids still at home or without, as well as some younger people living an independent life.

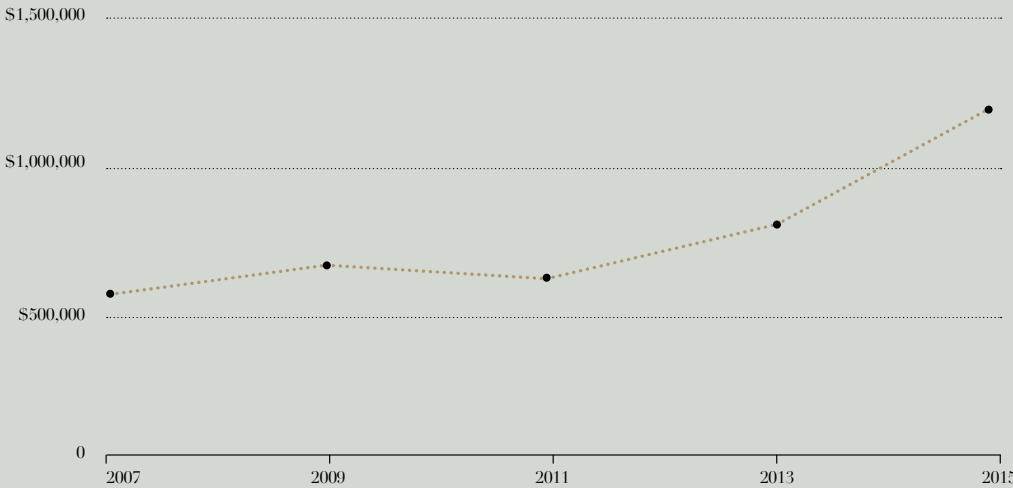
If you want a roomy home and garden for you and the kids, with a bit of nature and a bit of city living, **Lynn Residences** could be it. With good transport and road access, excellent schools, recreation facilities and nearby malls, there’s something for every member of the family here.

MEDIAN HOUSE PRICE IN BURWOOD



SOURCE: REA

MEDIAN HOUSE PRICE IN MOUNT WAVERLEY



SOURCE: REA

DEVELOPER

Forge Project Developments has a long list of accolade with over 10 years of project management and development experience working on boutique to large scale developments in Melbourne.

Enhanced by the experience from its family property developments in overseas, Forge Project Developments strikes to deliver quality developments to Melbourne.

A QUALITY PROJECT BY

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