

The Place Cobblebank



**Now
Leasing**

The Opportunity

Architecturally designed to be a reimagined Town Centre, The Place Cobblebank sits in the heart of a growing neighbourhood and provides a vital retail precinct for the community.

The Place Cobblebank consists of 16 Retail opportunities spanning approximately 2,400 sq metres, suitable for Food & Beverage, Retail Services, Gym, Medical & Allied Health uses, with committed tenants ranging from a Bottleshop, Supermarket and Take Away food outlets. With construction already underway, completion is expected circa Q4 2022.

Situated approximately 40 kms west of Melbourne CBD within the heart of the master planned Atherstone Estate that will attract over 15,000 residents to the area, The Place benefits from close proximity to the future Melton Public Hospital and already established Cobblebank Train Station.

Additional new infrastructure within walking distance of The Place includes the Statullah Primary School, two Aspire Childcare centres, Cobblebank Stadium, the Atherstone Athletics centre and the impressive Toolern Park that encompasses 100 hectares of recreational parklands.

Oreana Property aims to create a modern and vibrant commercial hub, that will integrate within the existing context of the expanding Cobblebank community to provide a strong sense of identity.



6 km from Woodgrove Shopping Centre, the heart of Melton



1 km from the Cobblebank Train Station



35 minutes from Cobblebank Station to Southern Cross Railway Station



50 minutes from Cobblebank Station to Ballarat

Picture your business here – The Place Cobblebank is a new neighbourhood shopping centre situated within a booming community with an amazing array of everyday conveniences at its doorstep.



Artist impression



CAFE

REAL ESTATE AGENT

THE PLACE
COBBLE BANK

DENTIST

MEDICAL

MEDICAL

GYM



Artist impression

Place To Be

Who We Are

Oreana Property is a diverse property company that has expertise in development of neighborhood commercial Centers, Childcare facilities and Residential.

Our projects span across the development of 310,000 sq m of retail, commercial and Childcare – demonstrating our ability to deliver well-designed community hubs primarily across Melbourne.

**Welcome to
Cobblebank, one of
the largest growth
catchments in Victoria.**



Artist impression

The Site

Trade Area Demographics

74.2%

Population under 55 years old.
(Compared to Victoria at 63%)

Source: ABS Census

7.96%

Annual population growth 2016 - 2020
(Compared to Victoria at 2.12%)

Source: ABS Census

81.3%

of Dwellings are owner occupied detached houses
(Compared to 64.8% for Victoria)

Trade Area Demographics

63%

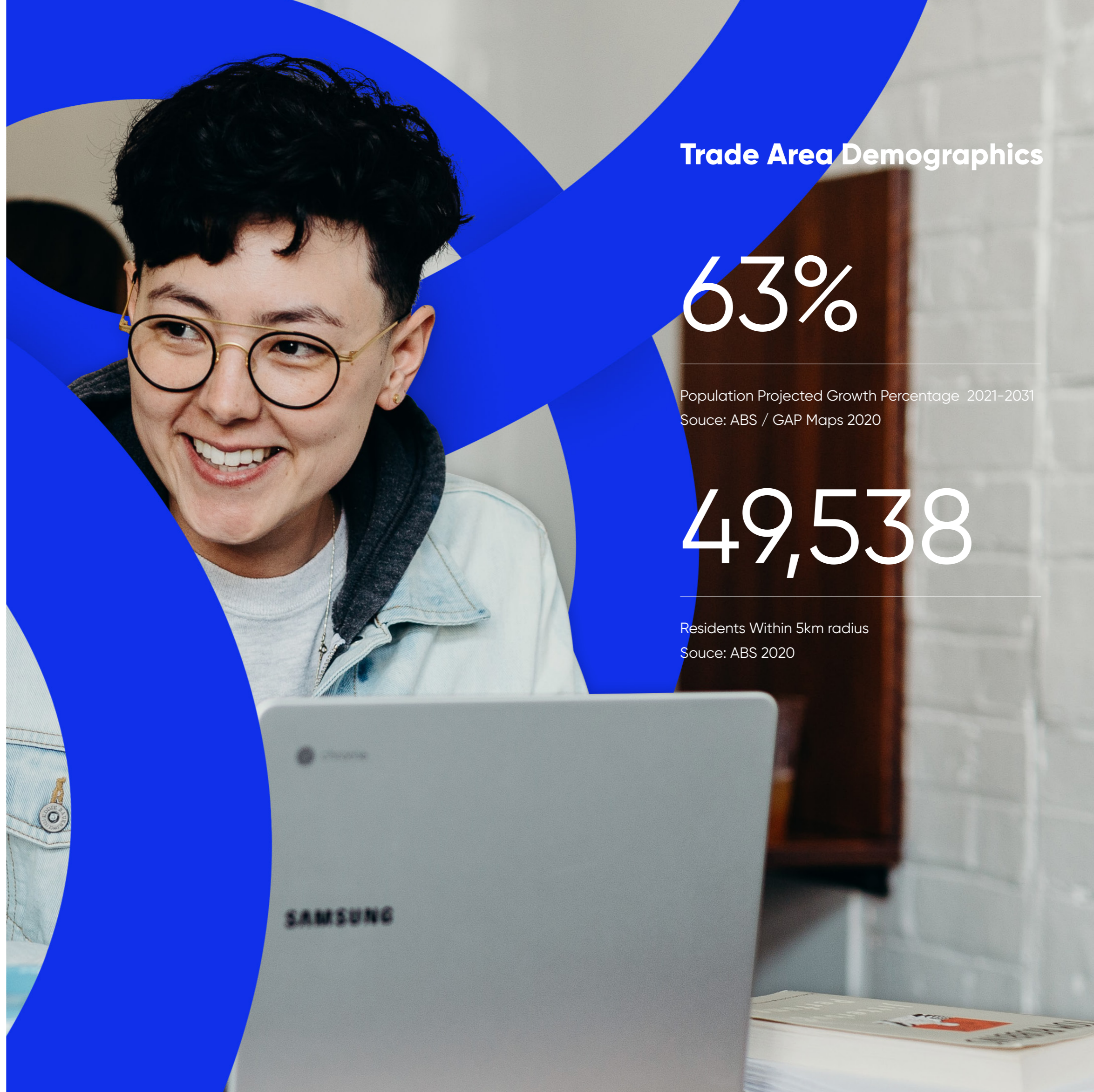
Population Projected Growth Percentage 2021-2031

Source: ABS / GAP Maps 2020

49,538

Residents Within 5km radius

Source: ABS 2020



The Location



Settlers Creek Park

Atherstone Estate
Approx 4,500 lots

V-Line
Railway Station

Cobblebank
Village

Homebuyers Centre
Atherston Estate

Bridge Road
Children's

Aspire Early
Education Childcare

Aspire Early
Education Childcare

Cobblebank
Stadium

Strathulloh
Primary School

Athletics
Track

Melton
Hockey Club

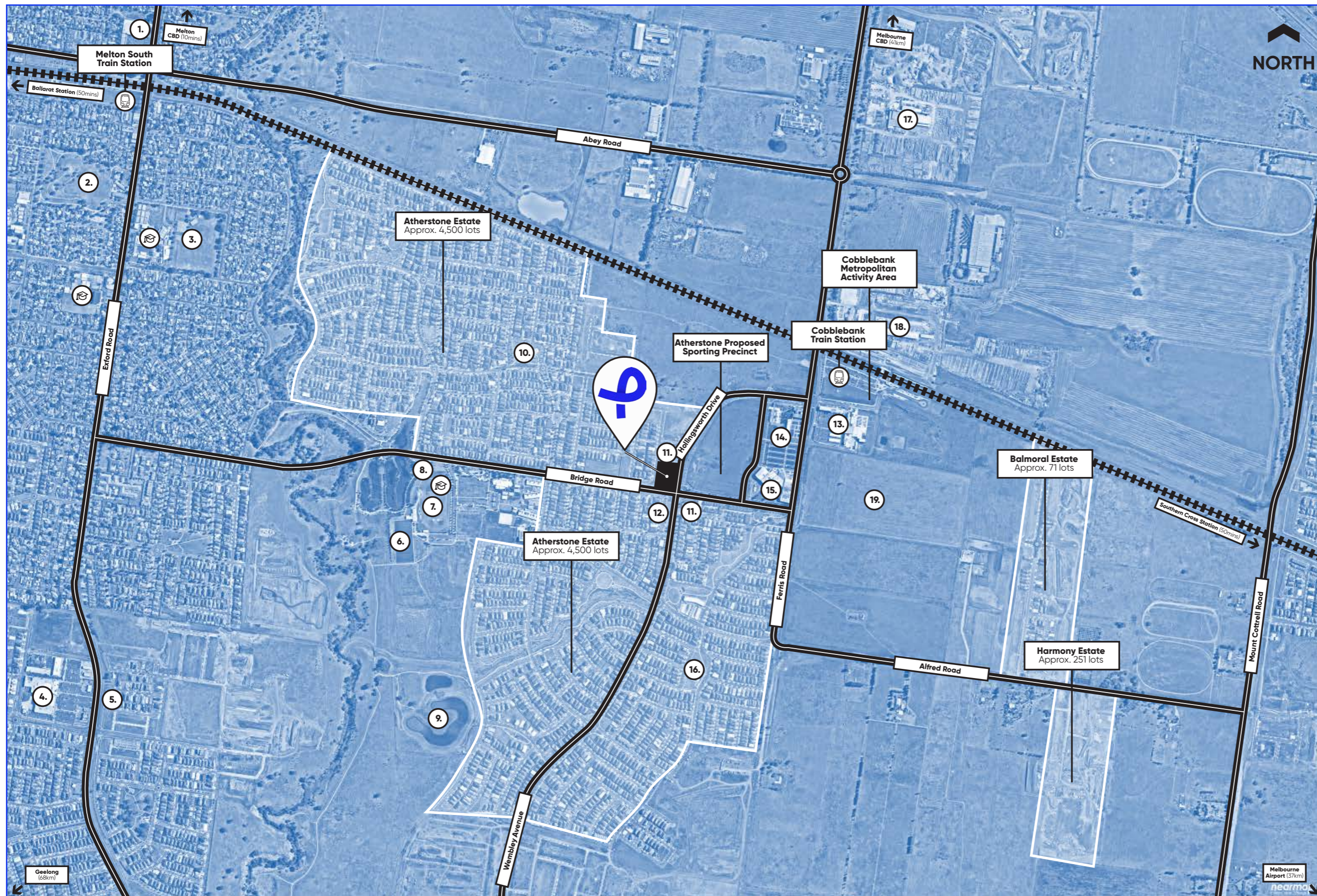


Diamond Parade

Bridge Road


Bridge Road

The Location



KEY

- 01. Melton Station Shopping Square
- 02. Mt Canberra Recreation Reserve
- 03. Melton South Recreation Reserve
- 04. Opalia Plaza
- 05. Chemist Warehouse
- 06. Melton Hockey Club
- 07. Atherstone Athletics Track
- 08. Bridge Road Community Centre
- 09. Atherston Wetlands Reserve
- 10. Settlers Creek Park
- 11. Aspire Early Learning
- 12. Atherstone Adventure Park
- 13. Cobblebank Village
- 14. Western Bace Community Hub
- 15. Cobblebank Stadium
- 16. Middle Park / Village Park
- 17. Melton Recycling Facility
- 18. Boral Concrete Depot
- 19. Proposed Melton Hospital

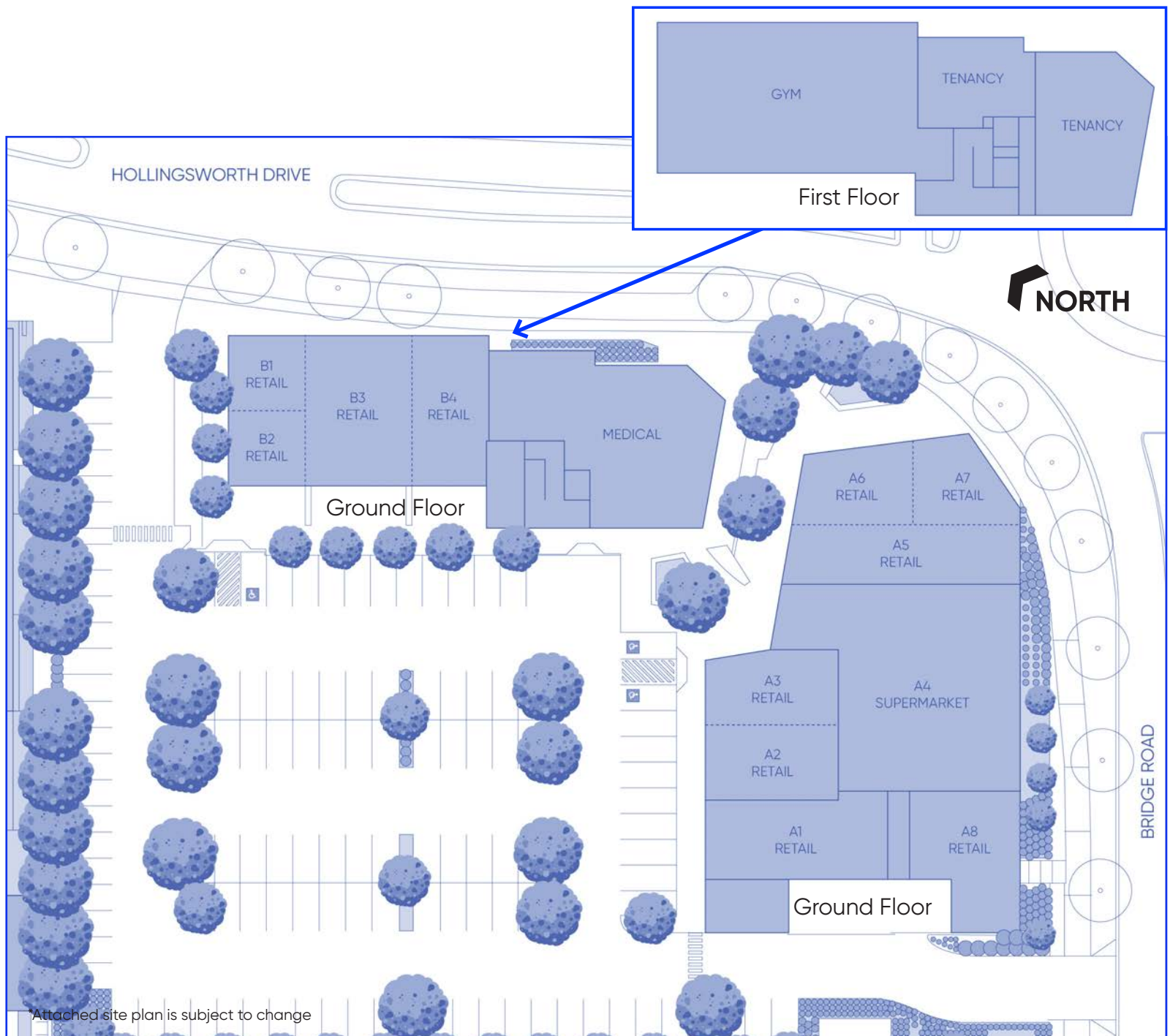
 The Place, Cobblebank

 Schools

 Transport

The Site

oreana.property



Interested in learning more about **The Place** Cobblebank?

For Enquires Contact

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