

# Estates herald northern growth

BY BELINDA MCDONALD

**T**he first soil being turned over at a new estate in Beveridge on Tuesday 17 February heralds the first of many new beginnings in Melbourne's outer northern growth corridor. Previously considered 'country towns,' areas like Beveridge and Wallan are now the sites of new master-planned communities set to house thousands of residents.

Mitchell Shire's newest residential community 'Mandalay at Beveridge' (by joint partners Urbex and Metricon Developments) has just commenced construction in the proposed 2000-home estate.

'Mandalay' will host an 18-hole golf course and clubhouse, a proposed primary school, vast parklands with scenic walking and bike paths, and more.

Set to be a lifestyle environment for approximately 6000

residents, 'Mandalay' will form an extension to Lithgow Street and sit on the boundary of Patterson Road in Beveridge.

Mayor Bill Melbourne was present at 'Mandalay' last Tuesday to turn the first sod with a 'golden shovel,' reinforcing the value of encouraging urban development throughout the shire.

"The delivery of new housing developments would offer an exciting future to the region by bringing homes and services that attract new families and friends, eventually forming a strong community and breathing life into the shire," the mayor said.

'Mandalay' development manager Rod Binedell said: "With works now well underway we will quickly see this once sleepy town come alive with activity and develop into a wonderful place to live and grow."

He said in light of the recent fires that heavily devastated much of the shire, it is even more important that 'Mandalay'

will deliver new homes to the region.

"'Mandalay' will play a central role in rebuilding this whole community and we are very honoured to be in the position to do so," said Mr Binedell.

Another outer northern project set to change the face of the area's country towns, is Australand's 'Wallara Waters' in Wallan.

Oliver Hume's national general manager of research, Andrew Perkins, reports there has been a strong level of success with this project so far.

"This is largely underpinned by couples, families and first home buyers seeking affordable house and land packages," he said.

Mr Perkins noted that Wallan's nearest competitor, Craigieburn, has a clear price break on entry-level land.

"This price break will continue to underpin demand moving forward," said Mr Perkins.