



**YARRA'S EDGE**  
VOYAGER

by mirvac



YARRA'S EDGE

MELBOURNE'S  
TRANQUIL  
WATERFRONT  
VILLAGE



# RARE CITY SANCTUARY

3.7HA OF OPEN SPACE

FORGE

VOYAGER

## TRANQUIL CITY WATERFRONT

The Yarra's Edge community enjoys lush established parklands with mature trees and spacious lawns; waterfront boardwalks; and Marina YE. Yarra's Edge is an oasis by the water, only minutes from the city.



# TRANQUIL PARKLANDS

SPACIOUS GREEN LIVING

## A CITY RETREAT

—  
Stroll through landscaped parklands,  
disappear into a book under a shady tree or stretch  
your legs with your best friend by your side.





# SOCIAL NEIGHBOURHOOD

TRUE COMMUNITY LIVING

## LIKE-MINDED NEIGHBOURS

Share common experiences and discover new interests among your neighbours. Enjoy the easy-going well established Yarra's Edge lifestyle, where connecting with your neighbours comes naturally.



# VOYAGER AT YARRA'S EDGE

REACHING NEW HEIGHTS

## YOUR TRANQUIL WATERFRONT VILLAGE

Yarra's Edge – and its new Voyager tower – will offer the best of both worlds. Enjoy serene living in the comfort of exceptionally designed apartments, with the city's energetic centre only minutes away.



*Artist's impression*

# CONNECTIONS TO CITY, AIRPORT, PENINSULA, AND BEYOND

CONVENIENT LIVING WITH EASY TRANSPORT OPTIONS



Enjoy the convenience of the inner-city lifestyle. Voyager at Yarra's Edge is only 2km from Melbourne's CBD.

## CONNECTIONS

- Tram Stop
- Bus Stop
- Train Station
- Tullamarine Freeway

## ARTS & CULTURE

- Future West-End Precinct
- Exhibition & Convention Centre
- Arts Centre Melbourne

## DINING

- Pizze Societe
- The Espressonist at Lorimer Gallery
- Sassone

## RETAIL & ENTERTAINMENT

- South Wharf Promenade
- South Wharf Shopping Mall
- Crown Entertainment Complex
- Etihad Stadium
- Emporium Shopping Centre

## PARKS & LEISURE

- Wharf's Landing Park
- Point Park
- Docklands Park
- Alexandra Gardens



# LIFE ON THE YARRA

YARRA'S EDGE



**RIVERFRONT SANCTUARY**

The serenity of the waterfront is yours to enjoy at Yarra's Edge. The precinct's secluded location gives you privacy and peace.

**VILLAGE HEART**

When you want to stay local, Yarra's Edge welcomes you with its friendly village atmosphere, cosy cafés and inviting shops.

**WEST-END PRECINCT\***

A new precinct is coming to Yarra's Edge, and is anticipated to bring quality cultural community and sporting facilities.

\*Amenity proposed is not developed by Mirvac and is subject to change and approval by authorities including Department of Environment, Land, Water and Planning, City of Melbourne and Development Victoria.

# YARRA'S EDGE VILLAGE

WATERFRONT SANCTUARY

Life feels different at Yarra's Edge. The lively pace of the city, despite being only moments away, can feel pleasantly distant. Here, you can take your time and breathe a little. Stroll to the local shops, wander along the waterfront or savour a coffee in a cosy café: this is your

own sanctuary. The Yarra's Edge village is evolving: soon you'll have even more reasons to relish your waterfront life. A new cultural hub, a community centre, recreational facilities, and a high-quality selection of boutique retail and dining options are all on their way.

*Enjoy the serenity of a community that caters to you – with more conveniences coming soon.*

## 1 Yarra's Edge Parklands

GREEN OPEN SPACES

Wide lawns, shady trees, landscaping and creative play: Yarra's Edge parklands are great places to explore, and are a tranquil sanctuary for the local community.

## 2 Yarra's Edge Shopping

1,000SQM+ RETAIL

When completed, the Yarra's Edge precinct is expected to deliver over 1,000sqm of retail options to its local community: high-quality shops, grocer and café are proposed.

## 3 Everyday Convenience

ESSENTIALS ON HAND

Yarra's Edge makes life easier with all the daily essentials available nearby. Local shopping options mean you'll always find what you need close to home.

## 4 The Wharf Club

HEALTHY LIFESTYLE

Meet your fitness goals in superb style at The Wharf Club, a health and wellness centre. A 20m swimming pool and modern fitness centre will enhance your well-being.

## 5 West-End Revitalisation

SPORT AND CULTURE HUB

A new leisure hub is planned to open next door at Yarra's Edge. Driven by Development Victoria, this west-end development is anticipated to offer new cultural, recreation and community facilities.

## 6 Voyager at Yarra's Edge

WATERFRONT LIVING

Voyager is placed to deliver a superb lifestyle, with waterfront and city views from select apartments, easy access to parks, transport and shopping – with more conveniences to come.



## SPACES TO RELAX

The great outdoors are yours to explore at Yarra's Edge. Here you'll find:

- Barbecues and picnic areas
- Wide lawns and open spaces
- The Harmony Garden musical playground
- Fun play spaces at Wharf's Landing
- Well-connected cycling paths
- The north-facing bank of the Yarra River



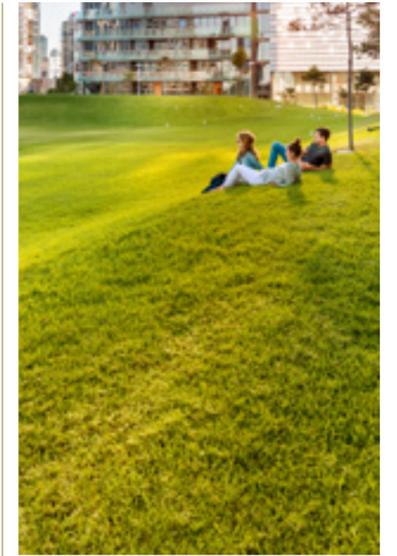
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# YARRA'S EDGE PARKLANDS

## SPACIOUS GREEN SURROUNDS

The beautiful and spacious green oasis of Point Park is right on the doorstep of Yarra's Edge. With wide paths, shady trees, park benches and ample picnic areas, the park is ideal for those who

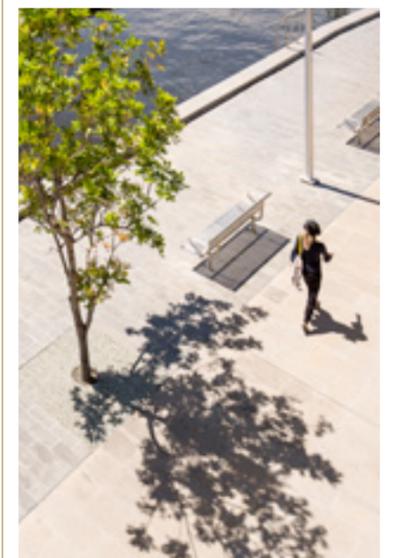
enjoy connecting with nature. Creative playground equipment and the artist-designed Harmony Garden (complete with gongs and bells for musical experiments) mean Point Park is also a favourite with families.



## Room to Roam and Run

### DOG FRIENDLY

The parks, boardwalks and paths of Yarra's Edge are great options for pet owners, giving you plenty of places to throw, catch, chase and hang out with your favourite companion – or even make some new doggy friends.



2

# YARRA'S EDGE SHOPPING

MORE THAN 1,000SQM OF RETAIL

## A Place to Shop and Eat

### QUALITY CLOSE TO HOME

With the city only 1km from Yarra's Edge, quality shopping is never far away. And with over 1,000sqm of boutique retail planned to open at Yarra's Edge, your shopping options are only going to get better.



## Specialty Stores

### EASY OPTIONS

Enjoy new convenience and shop for the things you need close to home – an exciting variety of shopping options is expected to make life at Voyager even easier.



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### Places to Meet and Eat

#### CAFÉS & RESTAURANTS

A fabulous selection of cafés and restaurants are planned to bring Yarra's Edge residents some superb dining options – with no need to find a parking space. Casual cafés and upmarket eateries are anticipated to provide plenty of choice for all kinds of occasions. From a quick coffee to a feast with friends, Yarra's Edge delivers deliciousness on all levels.



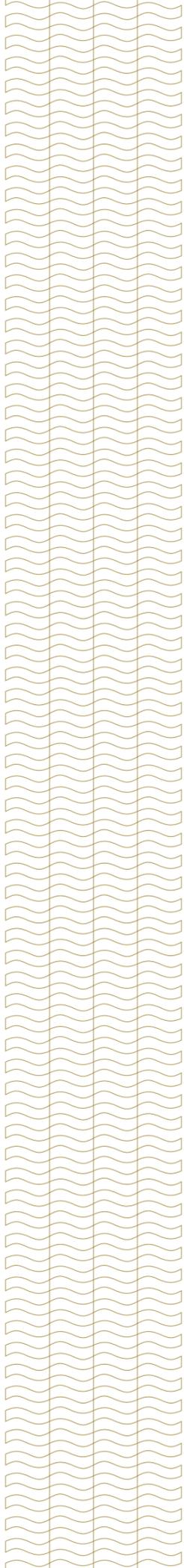
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## LOCAL CONVENIENCE

A PLACE FOR YOUR EVERYDAY NEEDS

Live truly local, with everything you need within easy reach. The future might see you drop your bike in for a service and pick up a bouquet for your home or a loved one. Find the ingredients you need

for a quick after-work meal or for a sumptuous celebratory feast. Bump into a neighbour while shopping? Catch up over a coffee at a local café before continuing with your day.



### Boutique Stores

#### QUALITY SERVICE

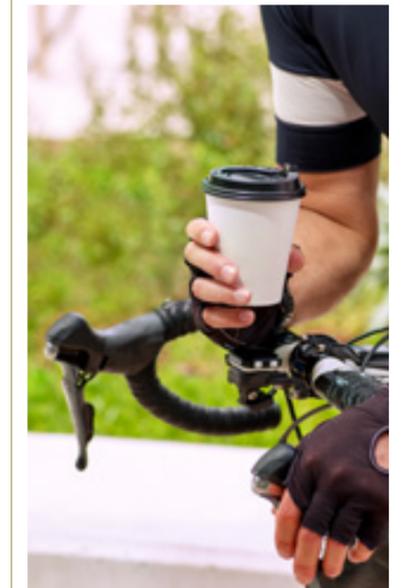
Selected Yarra's Edge retailers are anticipated to offer a quality shopping experience – great service and trusted brands in a beautifully designed environment.



### Cycle-stop Café

#### CYCLIST MEET-UPS

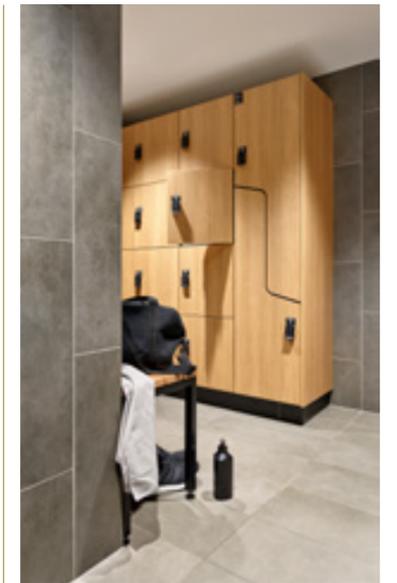
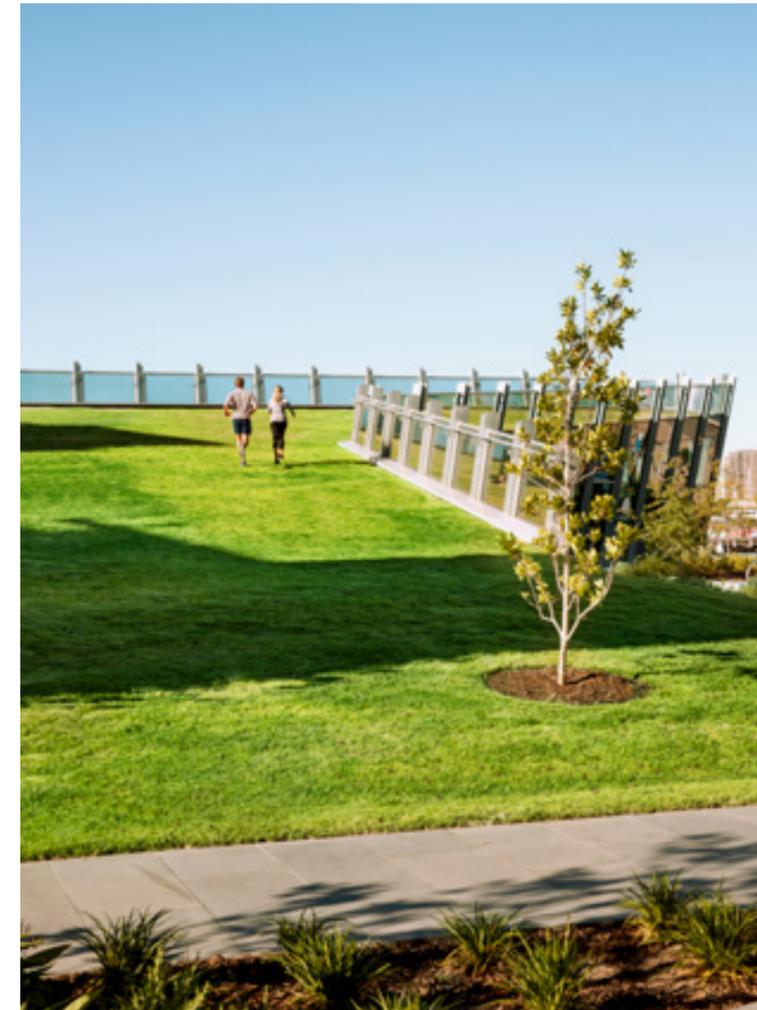
Yarra's Edge is connected to some of Melbourne's most popular bike routes, and if you're not already a signed-up member of our city's lycra brigade, the scene at The Wharf Club and Yarra's Edge cafés might inspire you. Park your bike and pull up a chair in a cosy spot designed for keen riders seeking sustenance.



STATE-OF-THE-ART  
FACILITIES

Meet your fitness goals in superb style at The Wharf Club – a next-level health and wellness centre offering:

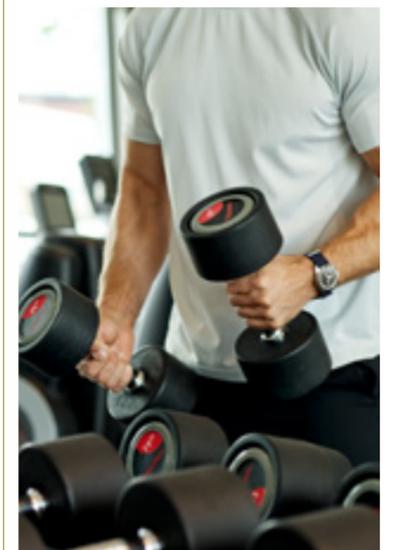
- 20m lap pool
- Fully equipped fitness centre
- Group classes
- Spa and steam room
- Expansive city and river views
- Natural lawn roof



## Weekly Fitness Classes

### A BALANCED LIFESTYLE

Qualified fitness instructors will happily put you through your paces at The Wharf Club's weekly fitness classes. The range of classes on offer mean you'll always find one to fit your needs, whether you're ready to be pushed to the limit or simply want to loosen up after a long day.



# 4 THE WHARF CLUB

## FITNESS AND HEALTH RETREAT

Stunning views; a lap pool, spa and steamroom; a fully equipped fitness club; and a rooftop lawn: The Wharf Club makes healthy living easy. Whether you're a dedicated gym addict or you love to unwind in

the spa, The Wharf Club will take excellent care of you. With modern equipment, experienced instructors and all the facilities you need, this is a club that puts your health and fitness goals first.

# WEST-END REVITALISATION

A NEW SPORTS & CULTURE PRECINCT

## New Sports and Culture Space

### A TRUE COMMUNITY HUB

Yarra's Edge will gain its own slice of Melbourne's culture and creativity next door at this future West-End precinct, driven by Development Victoria. When complete, the area is planned to offer new cultural, recreation and community facilities.



## Future Recreational Precinct

### ROOM TO MOVE

As well as creative spaces, West-End Revitalisation precinct is planned to deliver new recreational facilities, including courts for a variety of sports. Team sports enthusiasts can expect to have more choices to get active close to home.



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6

# LIVING AT YARRA'S EDGE

WHY THE LOCALS LOVE THEIR HOME

The Yarra's Edge community is proud to call this tranquil and well-connected precinct home. Residents know Yarra's Edge is no ordinary address. There are few locations in Melbourne where you

can wake to views of the water and the city, with Marina YE just outside, and where the quiet stillness belies the fact the heart of the city is only 2kms away.



## Q&A

### A WORD FROM A LOCAL

Meet John Stringer, a proud – and very content – Yarra's Edge resident.

**Q** What's surprised you most about living here?

**A** The lifestyle change. People have the perception that the city is busy and congested with too much traffic, but you don't get any of that here. Freeway access is very easy and noise is definitely not a problem. It's more like country-style living in the city. Donna, my wife, calls it a little slice of heaven – with the water, the boats, the quiet ... it's a very special place.

**Q** Has living so close to the city made your life easier?

**A** We have a lot more choices now. If you're a theatre goer or a movie goer, or you like fine dining, all the options are there at your fingertips. Closer to home, the building's facilities – the pool, gym and steam room – are first-class, too.

**Q** How do you spend a typical weekend at Yarra's Edge?

**A** Donna and I like to go for walks along the local paths, they're very peaceful. Sometimes we'll walk down to Southbank for a coffee by the river. We're also only a 5-minute drive from the beach at Port Melbourne – we like the cafés around there, too.



# WELCOME HOME TO VOYAGER



## SOPHISTICATION & SPACE

*Voyager's luxurious 43-storey tower will become a signature tower for Yarra's Edge. Currently the tallest tower released within this prestigious and popular precinct, Voyager reaches new heights. Voyager's expansive views encompass the winding band of the Yarra River, the sculptural forms of Melbourne's city and beyond.*



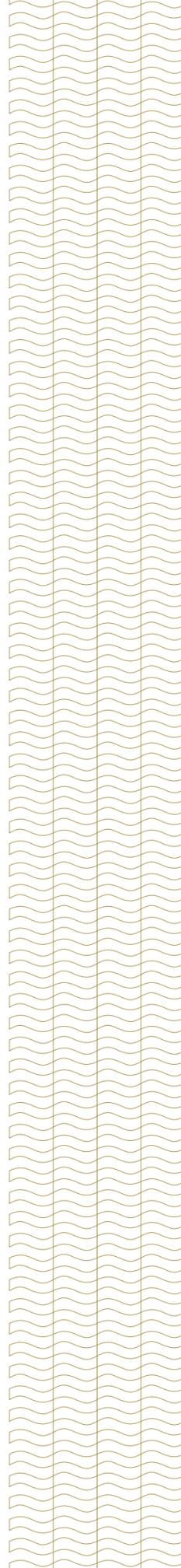
Artist's impression

UNINTERRUPTED CITY VIEWS  
—  
Gain a new perspective on life as you take in the view from Voyager's spectacular heights. From the city skyline to the Yarra River, Voyager will put the world at your feet.





*Artist's impression, subject to change. Views are indicative only.*



RESIDENT SKYDECK AND BAR

The indoors and outdoors unite in Voyager's private skydeck and bar. With an open-air fireplace, lush green features and elevated views, this elegant rooftop is an ideal location for intimate celebrations and quiet reflections for residents and their guests.





PRIVATE DINING

Celebrate life's special occasions at Voyager. The beautifully appointed private dining room can be booked to allow for elegant entertaining, while the bar is ideal for intimate gatherings. The cinema room is also available for residents to book.



Artist's impression, subject to change. Views are indicative only.



SOPHISTICATION AT EVERY LEVEL

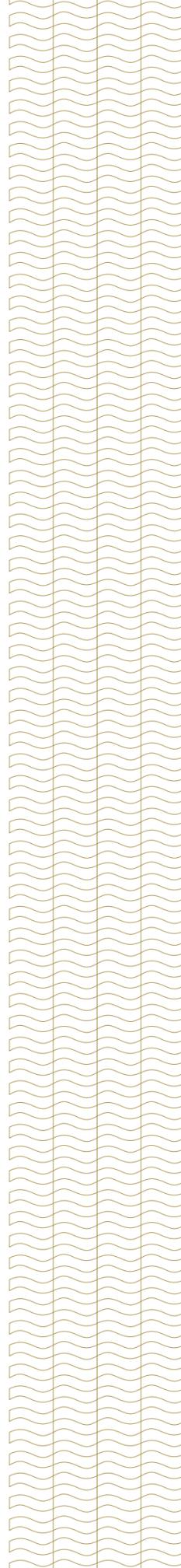
Spacious and stylish, Voyager's interiors combine timeless elegance with the comfort of contemporary living. From the moment you enter you'll feel completely at ease in this luxuriously appointed home.



*Artist's impression, subject to change. Apartment views, layouts and finishes are indicative only and vary from apartment to apartment.*



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PRIVATE CITY OUTLOOKS

Voyager opens new horizons. Floor-to-ceiling windows mean you can take in the sights from your own private haven, far above the city – and beyond the reach of the outside world.





Artist's impression, subject to change. Three bedroom premium Intrepid ensuite.

THE FINER DETAILS

The exquisite design displayed takes Voyager's bathrooms to a new level of luxury. Large format tiles create a sense of expansiveness, while fine design details evoke a polished refinement.



# MELBOURNE'S FUTURE GROWTH STORY



## FISHERMANS BEND

*The Fishermans Bend development comprises five precincts, and is expected to connect the city centre and Yarra's Edge to Melbourne's Port Phillip Bay. By 2050, around 80,000 residents are expected to live in Fishermans Bend. The area is anticipated to provide about 80,000 jobs, plus new transport, entertainment, leisure and retail opportunities.\**

\*Fishermans Bend Vision Framework, 2017 – [fishermansbend.vic.gov.au/framework](http://fishermansbend.vic.gov.au/framework)

# AUSTRALIA'S LARGEST URBAN REVITALISATION PROJECT



YARRA'S EDGE  
by mirvac

OVER TWICE THE SIZE OF MELBOURNE CBD\*



EMPLOYMENT PRECINCT

FISHERMANS BEND

WIRRAWAY

SANDRIDGE

LORIMER

MELBOURNE CBD

MONTAGUE

BEACON COVE

# FISHERMANS BEND — CONNECTING THE CITY WITH THE BAY

MELBOURNE'S FUTURE LINK - ON THE DOORSTEP OF YARRA'S EDGE



*Australia's largest urban renewal project, Fishermans Bend will be a vibrant, sustainable community. The five-precinct development is expected to deliver significant new commercial, residential, transport and community facilities.\**

## 1. LORIMER

Lorimer connects Fishermans Bend with Docklands and the city via walking, cycling and public transport links.

## 2. MONTAGUE

Home to spacious parkland and South Melbourne Primary School, Victoria's first vertical primary school, Montague is proposed to offer key education and community services.

## 3. SANDRIDGE

The lively character of this premium office and commercial location will attract a diverse range of businesses.

## 4. WIRRAWAY

The family friendly community of Wirraway is anticipated to support a thriving arts scene: galleries, design and culture.

## 5. EMPLOYMENT PRECINCT

A future home for national and world-leading engineering, technology and manufacturing companies.

## PROPOSED METRO LINES

New train stations are proposed for Fishermans Bend, creating new transport options for the community

## PROPOSED TRAM LINES

Tram lines are expected to be extended into Yarra's Edge and Fishermans Bend, delivering even more transport options.

# FIVE NEW NEIGHBOURS FOR YARRA'S EDGE

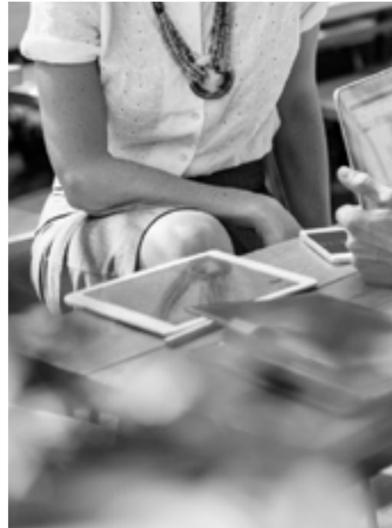
NEW SERVICES AND FACILITIES ARRIVING NEXT DOOR TO YARRA'S EDGE

## New Parks and Civic Spaces

### OPEN AND WELCOMING

The Yarra's Edge community already has access to several green spaces, and the Fishermans Bend project is expected to create even more open space and green parkland. Montague Park, an 8,000sqm expanse of lawns, trees, paths and

landscaped civic spaces is one example. At 2.5 times the size of Melbourne's City Square, Montague Park is expected to provide residents and families with ample space for relaxation, activities and more.



## Mixed-Use Precincts

### COMMERCIAL SPACES

The plan for Fishermans Bend includes a range of mixed-use commercial properties, designed to accommodate a diverse community of offices, hotels and hospitality, civic services and more.



## Future Tram Stop and Metro Stations

### NEW CONNECTIONS

With the new Metro Tunnel now under construction, Melbourne's transport network is expanding. New transport options are planned for Fishermans Bend also, including up to three new metro train stations and a new tram line. Access, safety and links

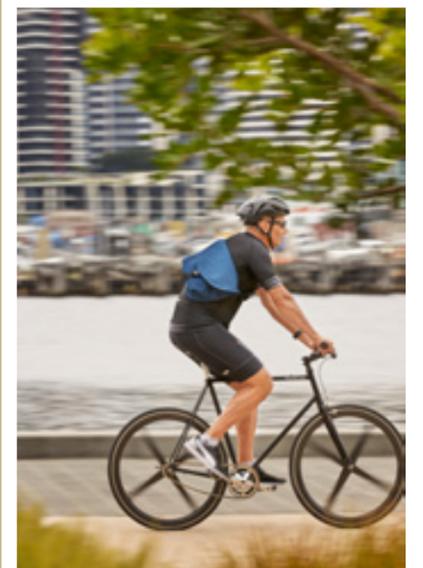
with the wider transport network will be key considerations in finalising the location and number of these services. For Yarra's Edge residents, these new services are expected to enhance and extend the area's existing transport options.

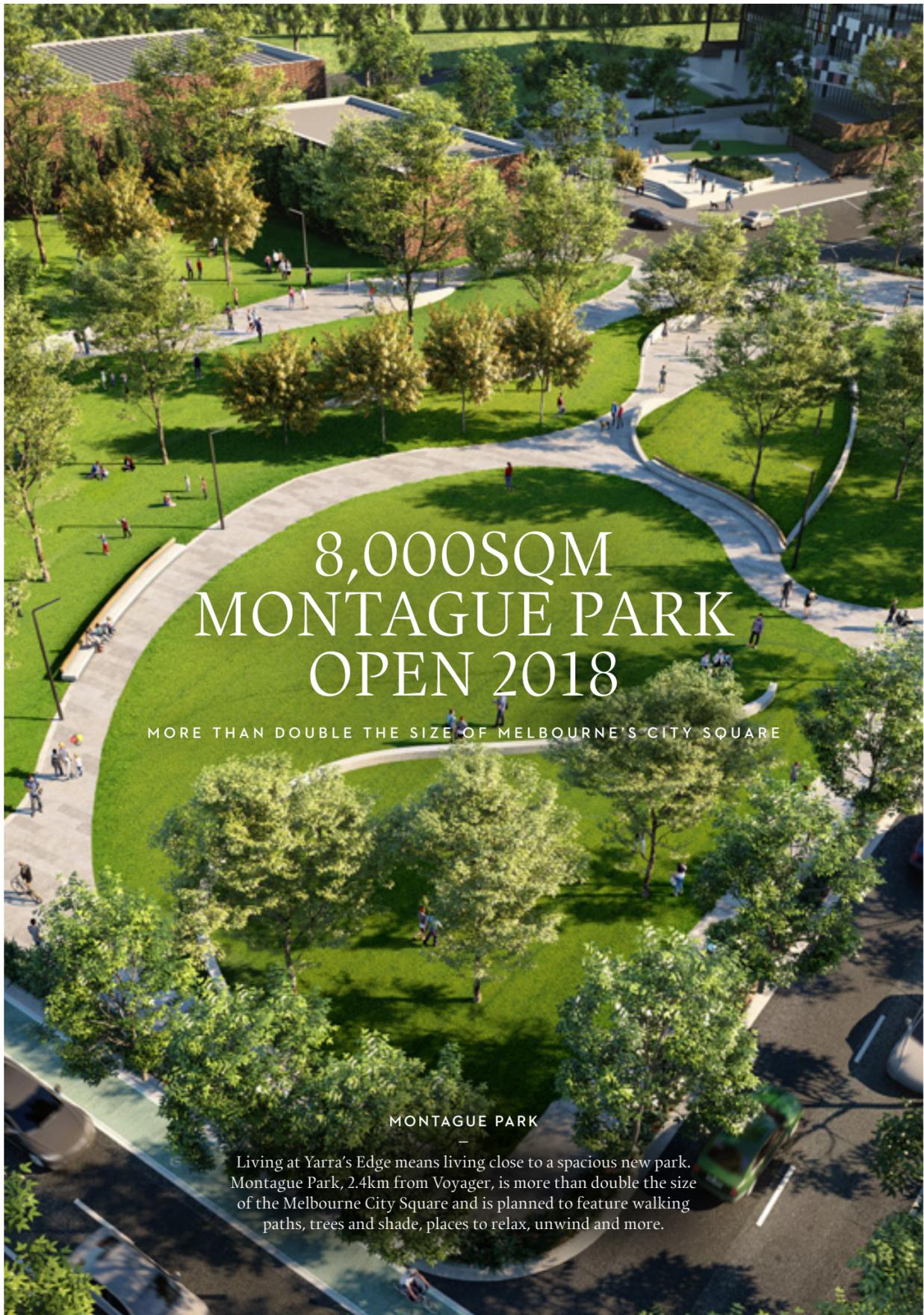


## Connected Neighbourhoods

### PATHS TO FITNESS AND FUN

The development of Fishermans Bend includes a network of connected and strategically located paths and trails – you can leave the car at home at Yarra's Edge and ride or walk instead.



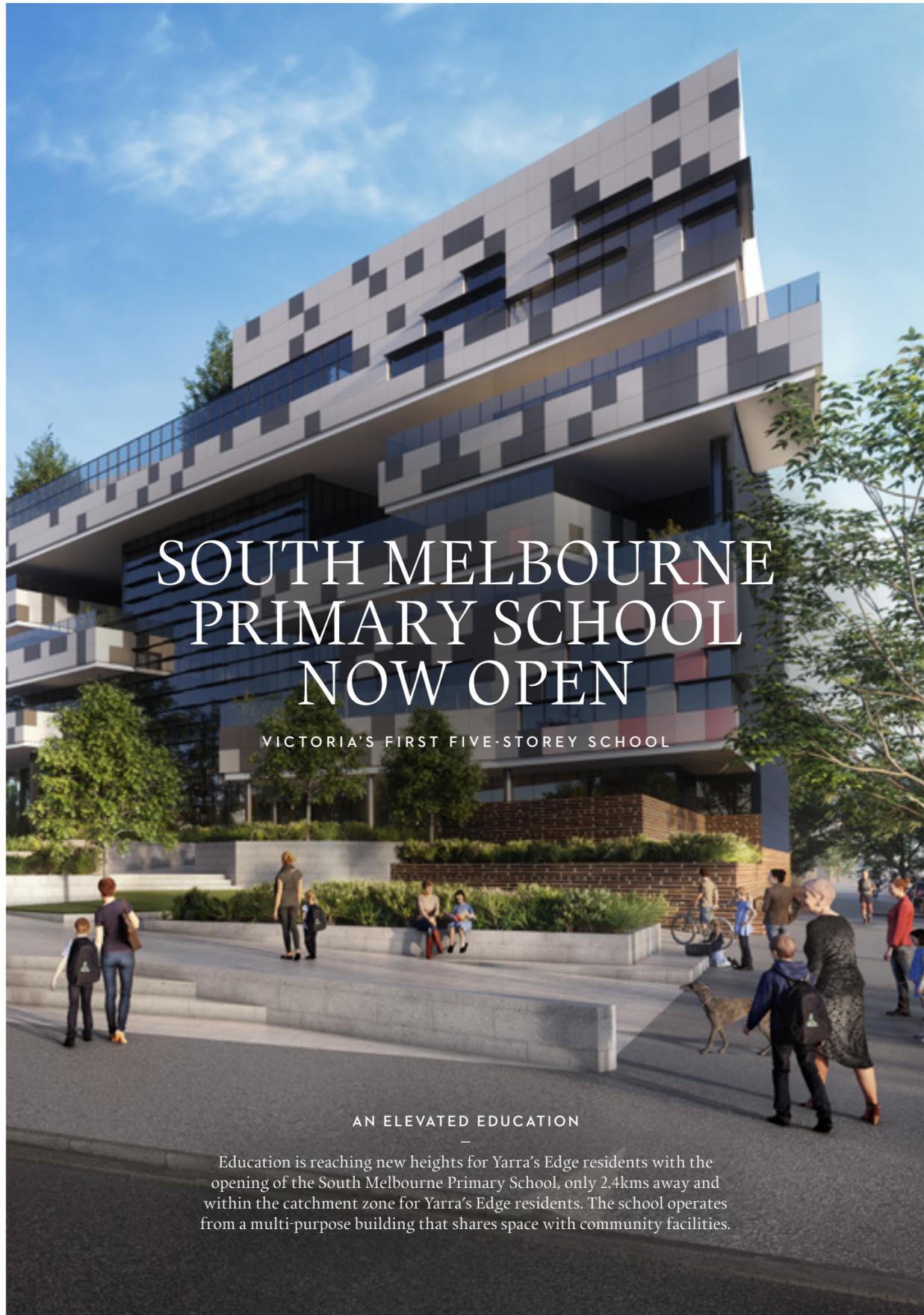
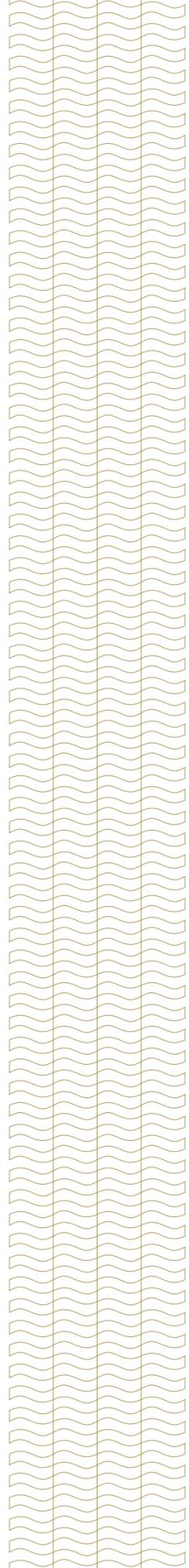


8,000SQM  
MONTAGUE PARK  
OPEN 2018

MORE THAN DOUBLE THE SIZE OF MELBOURNE'S CITY SQUARE

MONTAGUE PARK

Living at Yarra's Edge means living close to a spacious new park. Montague Park, 2.4km from Voyager, is more than double the size of the Melbourne City Square and is planned to feature walking paths, trees and shade, places to relax, unwind and more.



SOUTH MELBOURNE  
PRIMARY SCHOOL  
NOW OPEN

VICTORIA'S FIRST FIVE-STOREY SCHOOL

AN ELEVATED EDUCATION

Education is reaching new heights for Yarra's Edge residents with the opening of the South Melbourne Primary School, only 2.4kms away and within the catchment zone for Yarra's Edge residents. The school operates from a multi-purpose building that shares space with community facilities.



# MAJOR EMPLOYMENT PRECINCT WITH 80,000 JOBS\*

MELBOURNE'S NEW FLOURISHING ECONOMIC PRECINCT

Fishermans Bend's commercial precinct is planned to include education, retail, dining and entertainment facilities, creating further job opportunities for locals and the wider Melbourne community. Walk or ride to work – and enjoy working in a new, contemporary building within an innovative city precinct.

VOYAGER

*Artist's impression. Landscaping and architecture are indicative only and subject to change and approval by the Victorian Government, City of Melbourne, and City of Port Phillip. Approximate site location shown and does not represent any future development that may occur in the area. The buildings in the development are an artist's impression only.*

*\*Information included is based on the Fishermans Bend Vision Framework, 2017, and is subject to change and approval by authorities including City of Port Phillip and City of Melbourne.*



St Leonard's Square, Sydney, NSW



Leighton Beach, Perth, WA



The Melburnian, Melbourne, VIC



The Eastbourne, Melbourne, VIC

# QUALITY AND CARE IN EVERY LITTLE DETAIL

THE MIRVAC DIFFERENCE



*For 45 years we have been reimagining urban life in Australia – creating exceptional living experiences through the pursuit of quality and care in every little detail.*

*You can benefit from our visionary philosophy, customer first approach and our all-under-one-roof knowledge, passion, experience, service and delivery.*

AWARD WINNING EXCELLENCE SINCE 1972,  
WE HAVE WON OVER 600 AWARDS INCLUDING:



*It's in the detail.*  
residential.mirvac.com

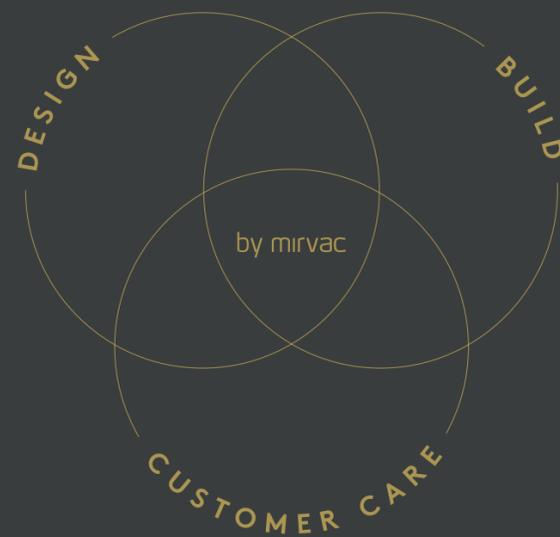


# UNPARALLELED CUSTOMER SERVICE

THE MIRVAC DIFFERENCE

*Mirvac's commitment to quality goes beyond design, construction and community initiatives. Mirvac takes a personalised approach to customer care, providing you with the highest level of service through every stage of your property purchase. When you purchase land, a home or apartment from Mirvac, you will have the support of Mirvac's dedicated Customer Relations Team, making the handover of your property as smooth as possible.*

*We will keep you updated on the construction progress, assist you with the settlement process and introduce you to your new property. We're here to answer all your queries before and after you move in, ensuring your association with us is as rewarding as possible.*



*It's in the detail.*  
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