

*How to*

CREATE A BRILLIANT LIFE  
AND OTHER THINGS  
YOU NEED TO  
KNOW TO

live  
large



**SPRINGWOOD**  
GAWLER EAST



## How to win at life.

Winning is easy - just be first... first across the line...  
first to the top... first to finish. Or first to buy into  
something new, exciting and fulfilling... a place where things  
will get better and better as it grows and matures.

As well as being part of creating an incredible place  
to live, you get permission to smile inside if anyone says,  
"I should have done this years ago".

Sited in an enviable, elevated  
location in prestigious Gawler  
East and at the gateway to the  
Barossa Valley, Springwood  
is a beautiful masterplanned  
community that offers an  
energising and imaginative  
life. Springwood is an address  
that feels more relaxed.

more connected, more fun  
and richer with possibilities.  
It is an inspiring place in which  
to put down roots, raise a  
family and launch new dreams.

If only everyone could  
be this lucky.



## How to create a Master Kitchen.

Consider the kitchen - the home's busiest room. It's a meeting place. An entertaining space. And a creative space. So when considering design, there is one basic rule to making it an efficient place. Ideally the fridge, cooktop and sink should be placed to create a triangle. The Master Chef is then ideally placed to command control and deliver delicious dishes followed by well deserved applause.

Whether your dream is for open-plan living extending to an alfresco space, a butler's pantry or an eye-catching façade that speaks volumes about who you are, you'll have plenty of choice.

Choose from picture perfect, low maintenance courtyards to sprawling blocks over 1,000m<sup>2</sup> with plenty of space for that workshop, shed or swimming pool.

Working with your own architect and builder is an exciting adventure, enabling you to pair your ideal block with a bespoke home. Take full advantage of the sweeping views Springwood offers.

If you are looking for inspiration, Springwood has also partnered with a range of Australia's leading builders to offer a premium collection of house and land packages.







## How to live longer.

There is a new maxim for a long and healthy life – ‘Walk 10,000 steps a day’. It’s an admirable goal but sometimes difficult to achieve. Making up the gap between the working day and your goal is easier if home offered a wide choice of paths and trails. Success lies in variety. Ideally you need easy stroll paths for the extra 800 after a busy day. And long walks for when you’ve been desk bound. Plus beautiful views to fight stress and challenging hills that are good for your heart.

At Springwood, you’ll find some 75 hectares of open space. Around 34% of Springwood is yours, free.

Springwood is crossed by three major green spaces that provide over four kilometres of connected walking trails and cycling paths.

Add to this the spacious ‘kickabout’ parks and rolling recreational areas and you’ll never be more than 200 metres from a park.

You can walk and talk, kick a footy, stretch out on the grass, dream big and plan your next adventure.

And when you contentedly head for home, you’ll be strolling along attractive streetscapes created and protected by Springwood’s well thought out Design Guidelines, feeling just a bit proud that you live here.



Murray Street 1.3km

Springwood Village Centre

Proposed oval and sports facilities

Community Garden

Proposed School

Springwood Nursery

Cawler East Link Road

Springwood Creek

Adelaide CBD 44km

Para Woodlands Nature Reserve

Springwood Discovery Centre

Springwood Park

East Riding Village

Linear Park

Highfield Village

Highfield Park

Barossa Valley 15km

Guley Nature Reserve

The publishers have taken care to ensure that these plans have been prepared from all currently available information. However, landscape treatments, final road layout, public utility infrastructure locations and zoning are subject to change conditional on satisfactory authority approvals. The purchaser should therefore make their own enquiries before entering into any contract. RLA 2140, Prepared February 2017.

## How to create a grand masterplan.

First things first, you have to understand what is best for the land. You need to know how to identify the best natural park areas, how to take advantage of sweeping views and how to use the land's historic features to create unique opportunities. Then you add the detail... wide streets, tree-lined avenues, a main thoroughfare for easy access in and out and of course, a variety of residential blocks ranging in size from low maintenance to very large. Finally, a village centre with a supermarket, specialty shops, a primary school, sporting fields and parks complete the grand picture. At Springwood, we're creating a masterplanned community where you can truly 'Live Large'.





## How to be a social butterfly.

Dynamic social butterflies thrive when given opportunities to network. Joining neighbourhood focused social media groups provide, not just information about local events, activities and pop-ups, but an innovative way to connect with your neighbours. Venues like dog parks, community gardens and Community Centres offer the chance to widen a circle of friends and acquaintances.

At its heart, Springwood is about creating a connected community and providing you with the ultimate stage on which to 'Live Large'.

It's the convenience of having some of the state's best schools as well as great shopping on your doorstep.

It's being able to grab a coffee with Springwood's Community Manager or attend any number of Springwood's pop-up events throughout the year.

It's spending time in the Community Garden tending to your tomatoes or throwing

a ball for your 'best mate' in the Springwood Dog Park. It's about creating real spaces and real opportunities to develop a connected community, as much or as little as you desire.







## How to get here.

Once you're in Gawler, simply follow Murray Street to Calton Road.

Follow it to the Springwood Discovery Centre  
through our main entrance on Easton Drive, Gawler East.

If you're coming in from the Barossa Valley Way turn left  
at Sunnysdale Avenue and continue on to Calton Road.





Springwood Communities is a joint venture between two highly experienced South Australian developers, Arcadian Communities and Burke Urban, and the Ames family.

Springwood Communities has a wealth of state, national and international experience in the delivery of major projects, and the partners have been responsible for the delivery of some of the largest and most successful residential developments in South Australian history.

Combined with this, our project delivery team is based at Springwood and has a local focus and participation, essential to creating the right community environment within Springwood and ensuring great outcomes not just for our current and future residents, but the wider Gawler region.

A strong community focus and a sustainable, considered approach to masterplan delivery are integral to everything we do.

For more information, feel free to contact the team on 1800 224 551.



Springwood Sales & Information Centre  
Easton Drive, Gawler East SA 5118  
[myspringwood.com.au](http://myspringwood.com.au) | 1800 224 551