



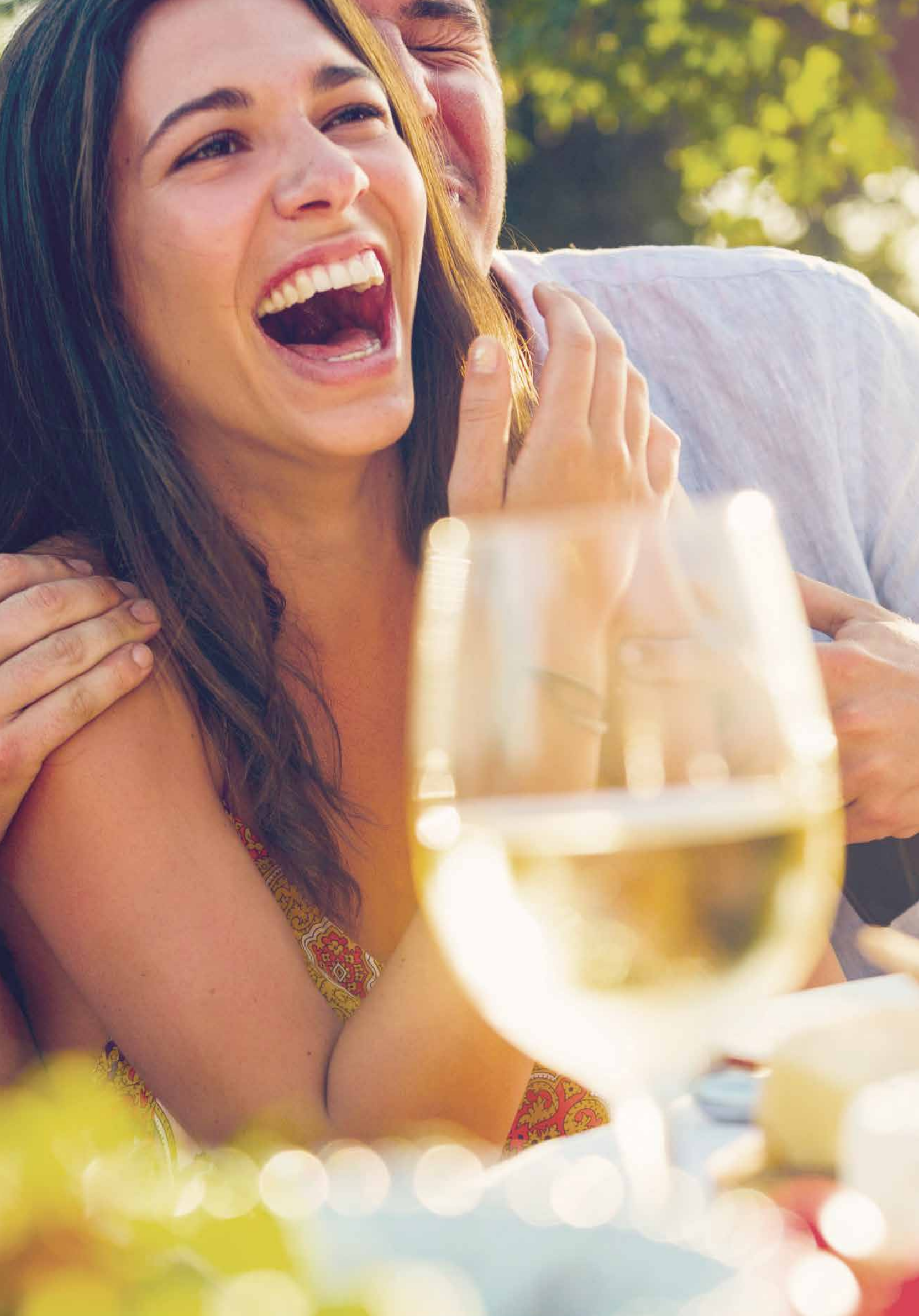
Roseworthy Garden

Life's Better

Roseworthy Garden is a beautiful master-planned community with generously-sized allotments and enviable quality homes from South Australia's leading builders. Roseworthy Garden is set amongst striking scenery, lush landscapes and ambient open spaces.

With everything on your doorstep including a world-class university, exceptional schools, an exciting new retail village, local sporting facilities, and beautiful parks and gardens, Roseworthy Garden is your contemporary paradise. Connected to everything you need, historic Gawler is just down the road, the iconic Barossa Valley wineries and restaurants are a short drive and the Northern Expressway which means the city is within easy reach.





Memories to be made









Generous allotments, open spaces, endless possibilities

100
Hectares

An abundant blank canvas of over 100 hectares, we're ready to develop a thriving master-planned community.

20
Hectares

With over 20 hectares of Roseworthy Garden generously dedicated to our luxurious reserves, urban life and nature coexist harmoniously.

787m²

As Roseworthy Garden's average block size, our blueprint for family living is unrivalled and uninterrupted.

Connection with community alongside balanced living

Building homes while building a thriving community, Roseworthy Garden may have all the urban amenities at your fingertips, yet the unique rural setting is designed to give you a sense of serenity. Explore the local heritage towns, hop on the train to historic Gawler, or hit the expressway to zip into town.

Roseworthy Garden is perfectly positioned between the world-renowned Barossa Valley and the bustling city. With easy access to transport, dynamic retail and sporting facilities, and farm-to-table produce, there are endless opportunities to indulge in life at Roseworthy Garden.





Where education meets excellence

No matter what stage of life your child is in, the proximity between Roseworthy Garden and their education is in a class of its own. From birth to Year 10, they will be nurtured at the proposed Trinity School, while Years 7 to 12 are offered by Xavier College Gawler Belt campus. The University of Adelaide's Roseworthy Campus exceeds expectations with world-class undergraduate courses, postgraduate programs alongside research and clinical services.



NOW SELLING

EVERGREEN



↑
NEIGHBOURING
PROPOSED
TRINITY COLLEGE,
MODERN
TOWN CENTRE
AND HISTORIC
ROSEWORTHY
TOWNSHIP



Evergreen at Roseworthy Garden gives you more room than any other estate in the North

875m²

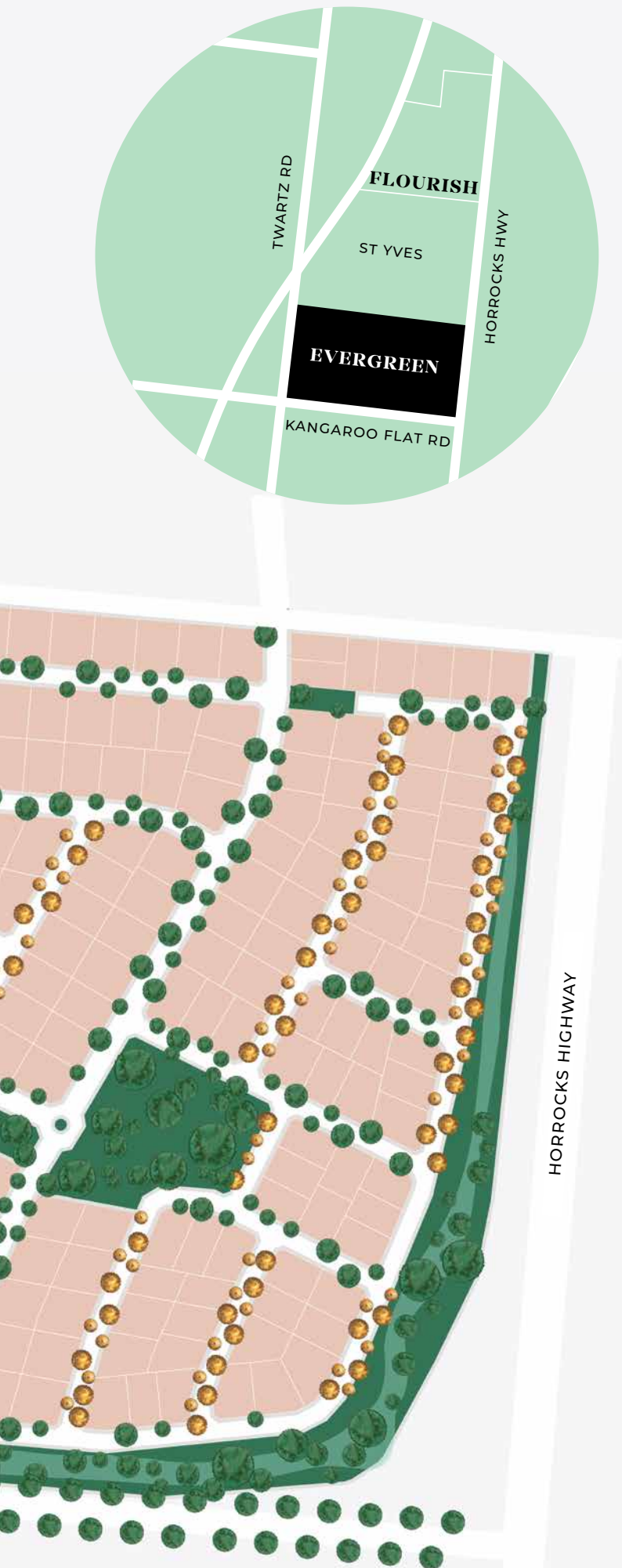
Above-average 875m² blocks, putting family living first

12H

12 generous hectares of lush green spaces with our family-friendly central reserve

200+

Allotments carefully masterplanned and ready for you to create a home



NOW SELLING

FLOURISH



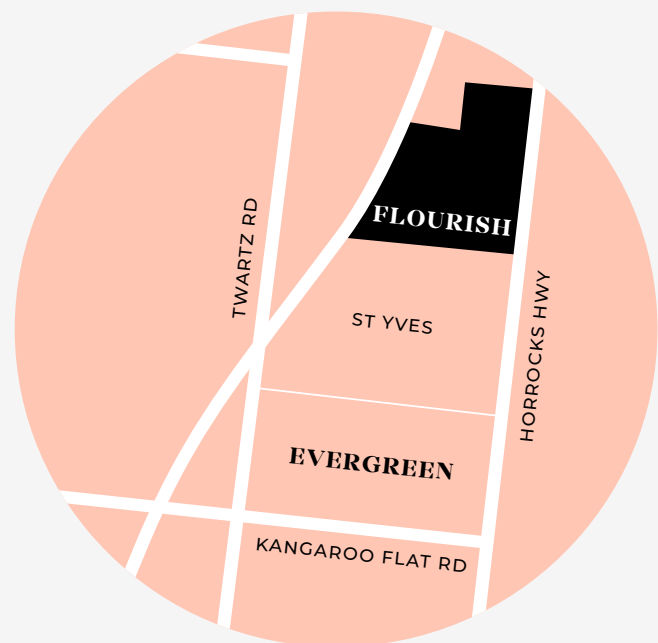
HISTORIC
ROSEWORTHY



NEIGHBOURING PROPOSED TRINITY COLLEGE
AND MODERN TOWN CENTRE



HORROCKS HIGHWAY



Flourish at Roseworthy Garden is a beautiful family-friendly lifestyle with lots of green spaces to enjoy

200 Medium Lots

Carefully master-planned and ready for you to create a home.

Generous 700m²

Generously sized allotments ranging from 438m² to 1050m².

8H Green Spaces

Designed with you in mind.





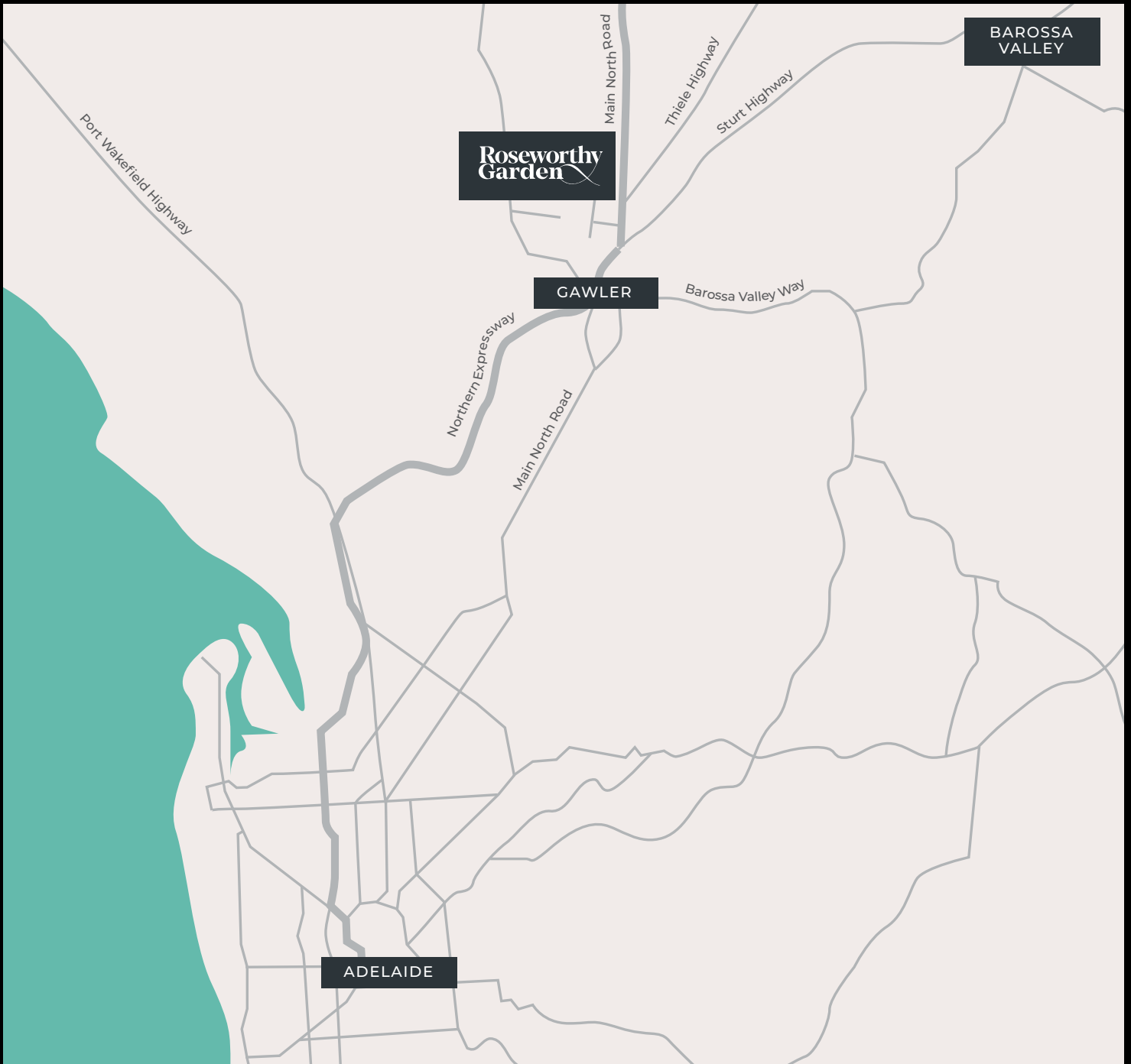
Roseworthy Garden

Experience an innovative paradise at Roseworthy Garden...

- Over 20 hectares of lush green spaces with our family-friendly central reserve
- Above-average 787m² blocks, putting family living first
- Contemporary, considered, uninterrupted open spaces
- Proximity to dynamic retail, shopping and sporting amenities including Gawler
- Direct commute to metropolitan Adelaide and CBD via the Northern Expressway
- Access to exceptional educational opportunities for kids, big and small
- Award-winning Barossa Valley wineries in your own backyard
- Historical local townships with their own unique narratives
- Being part of a like-minded, thriving, tight-knit community

**Land
Australia**

A Hickinbotham Group Company



Getting there: 50 minutes from Adelaide, Roseworthy Garden is an easy drive North on the Northern Expressway.

Evergreen: turn left on Kangaroo Flat Road, before the Roseworthy township.

Flourish: turn left off Horrocks Highway.

Enquire now **1800 689 511** or visit **roseworthygarden.com.au**

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Australia**

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Land Australia is supported by decades of experience developing and building more than 60 community housing estates including the acclaimed Andrews Farm, with its Stebonheath Park wetlands and the renowned St Columba College, Australia's first joint Anglican and Catholic school.

*While every endeavour has been made to verify the details in this brochure, the information contained herein is believed, but not guaranteed to be correct. Prospective purchasers must rely on their own enquiries and independent advice. Illustrations are artists impressions and are indicative only. © The Hickinbotham Group 2021. This brochure does not constitute an offer or contract. The Hickinbotham Group does not accept liability for any incorrect information or omissions.