

Estate Highlights

Located just 22km Northeast of Perth CBD, Starflower at Henley Brook is a private, boutique community situated on the cusp of Perth's prestigious Swan Valley.

Starflower offers beautiful residences where families open their doors to a thriving community with large public open spaces.

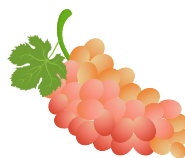
Future Starflower residents will enjoy an enviable lifestyle with easy access to amenities such as Ellenbrook Central while being able to indulge in the finer things in life that the Swan Valley Region has on offer.

Families can explore Whiteman Park which boasts a number of family friendly activities and can choose from abundant schooling options including the new Henley Brook Primary School within walking distance of the estate.

- **Proposed 60 lots**
- **Private estate**
- **Countless entertainment venues**
- **Easy access to Public Transport**
- **Abundance of schooling options**



5 primary schools
3 high schools
9 child care centres



5 mins
World Class Restaurants,
Cafés & Wineries



30 mins
to Perth CBD



60
lots available



Location

- Located on the corner of Park Street and Starflower Road, Henley Brook
- Only 22km to Perth CBD

Transport

- 2 minutes to Henley Brook Bus Station
- 3 minutes to future Whiteman Park Station
- 6 minutes to future Ellenbrook Station
- 5 minutes to Tonkin Highway
- 6 minutes to Reid Highway

Shopping

- Proposed retail within Starflower at Henley Brook
- 7 minutes to Ellenbrook Central shopping centre, featuring Coles, Woolworths, Aldi, Big W, Kmart and McDonald's
- 5 minutes from Woodlake Village shopping centre
- 18 minutes to Midland Gate shopping centre
- 18 minutes to Galleria shopping centre in Morley

Lifestyle & Recreation

- 7 minutes to Whiteman Park
- Whiteman park has a range of family friendly activities to participate in and hosts many public events & special activities to cultivate community
- 4 minutes to Supa Golf and Supa Putt
- 5 minutes to WA Reptile Park
- 6 minutes to Swan Valley Cuddly Animal Farm

Medical

- 5 minutes to Woodlake Village Medical Centre
- 6 minutes to Aveley Medical Centre
- 20 minutes to Saint John of God Midland Public and Private Hospitals

Restaurants, Cafés & Wineries

- Minutes from an abundance of cafés, restaurants, bars and wineries located in Henley Brook and the Swan Valley Region.
- 4 minutes The Henley Brook, Bailey Brewing Co and Duckstein Brewery
- 5 minutes to Old Young's Distillery and Black Swan Winery & Restaurant
- 6 minutes to the Olive Estate and Funk Brewhouse
- 8 minutes to Margaret River Chocolate Company and Providore
- 9 minutes to Yahava KoffeeWorks & Maison Saint-Honoré Patisserie
- 13 minutes to House of Honey & The Sticky Spoon Café
- Within 15 minutes of a number of prestigious vineyards including Sitella, Oakover Grounds, Lamonts Winery, Sandalford Wines and Mandoon Estate

Child Care

- Abundant child care facilities within 1 minute of Starflower at Henley Brook with a proposed Childcare Centre within the estate

Primary Schools

- Next-door to the new Henley Brook Primary School
- 2 minutes to Brabham Primary School
- 6 minutes to St Helena's Catholic Primary School
- 6 minutes to Swan Valley Anglican Community School
- 5 minutes to Ellenbrook Christian College

Secondary Schools

- 4 minutes to Ellenbrook Secondary College
- Swan Valley Anglican Community School
- Ellenbrook Christian College

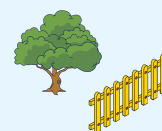
Tertiary Education

- 25 minutes to Edith Cowan University Joondalup
- 14 minutes to North Metropolitan TAFE Midland



FREE

Front landscaping & fencing



starflowerathenleybrook.com.au