

**MAPLE
GROVE**



*It's all
about
the little
things*





Permission to get a little excited? Granted

Welcome to Maple Grove – a tight-knit new community full to the brim of little things that are 100% worth getting out of bed for.

Think carefully curated green spaces, easy access to all of life's necessities and your very own proposed primary school. You'll also get to enjoy a community centre, epic playgrounds and convenient shops all at your fingertips. You want it, you got it.

From the creators of the thriving Arcadia community comes a fresh new neighbourhood designed to give you the best of everything – a cosy community with room to revel in the things you love. It's no secret that there's a whole lot to fall head over heels for at Maple Grove. So go on, get a little excited.





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Image taken at Arcadia, a Satterley Community

An enviable address



Image taken at Arcadia, a Satterley Community

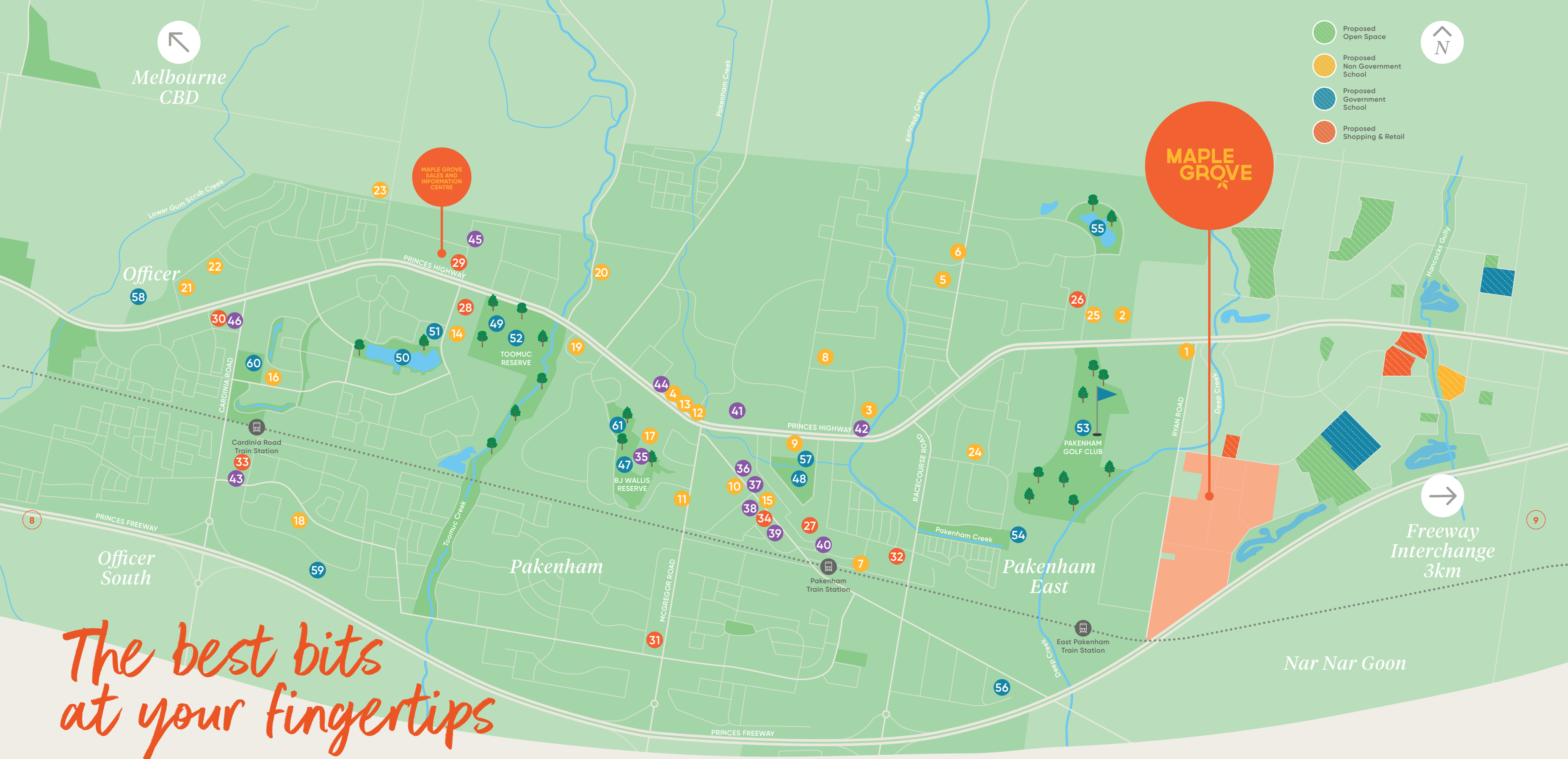
Perfectly placed in the Pakenham East precinct, one of the newest areas in Melbourne's popular south-east, Maple Grove offers you a way of life that, frankly, will make your friends a little jealous.

Perched on the cusp of the West Gippsland region, not only will you enjoy a modern way of life, but every weekend you'll have your pick between a big city adventure or a swift regional getaway.

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Access to both is granted by nearby Pakenham Station and easy entry onto the Princes Freeway and Highway. With the new East Pakenham Station – situated only 550-metres from Maple Grove, closer than any other community – convenience won't just be a luxury; it'll be a sweet, sweet reality.





The best bits
at your fingertips



EDUCATION & CHILDCARE

1. Ryan Road Childcare & Swim School
2. Pakenham Primary School
3. PICO Early Learning Centre & Kindergarten
4. Pakenham Early Education Centre
5. Pakenham Hills Primary School
6. Community Kids Pakenham Early Education Centre
7. Aspire Childcare Centre
8. Pakenham Heights Kindergarten
9. Little Saints Early Learning Centre
10. Pakenham Kindergarten
11. The Learning Sanctuary
12. ECG College - Pakenham Campus
13. St Patrick's Primary School
14. Lakeside College
15. FIRST Early Learning Pakenham
16. Pakenham Lakeside Primary School
17. Pakenham Secondary College
18. John Henry Primary School
19. Pakenham Consolidated School
20. Beaconhills College - Pakenham Campus
21. St Clare's Primary School
22. St Francis Xavier College, Officer
23. Kuyim Primary School
24. Homegarth Community Kindergarten
25. Cardinia Lakes Early Learning Centre



SHOPPING & RETAIL

26. Cardinia Lakes Shopping Centre
27. Pakenham Central Marketplace
28. Village Lakeside Shopping Centre
29. HomeCo Pakenham
30. Arena Shopping Centre
31. The Heritage Shopping Centre
32. The Village Pakenham
33. Lakeside Square
34. Pakenham Main Street Shops



MEDICAL SERVICES

35. Monash Health - Pakenham Health Centre
36. Main Street Doctors
37. Pakenham Medical Clinic
38. Pakenham Medical Centre
39. Eastcare Medical Centre
40. Station Street Clinic
41. Pakenham Family Medical Centre
42. St Antony Medical Centre
43. Lakeside Square Medical Centre
44. Cardinia Medical Centre
45. Mercy Family Doctors
46. Officer Medical Centre



PARKS & RECREATION

47. Bj Wallis Reserve
48. PB Ronald Reserve
49. Cardinia Life
50. Lakeside Park
51. Cardinia Cultural Centre
52. Toomuc Recreation Reserve
53. Pakenham Golf Course
54. Deep Creek Eco Playspace
55. Eastone Reserve
56. Crocs Playcentre Pakenham
57. Pakenham Outdoor Pool
58. Officer District Park
59. James Bathe Community and Sports Hub
60. Lakeside Recreation Reserve
61. Lilypond House Community Centre

Map not to scale & locations are indicative only. Distances represented are 'as the crow flies'.

Fold out

Live a little, love a lot



Image taken at Botanical, a Satterley Community

Maple Grove connects you with everything you need to take your way of life to the next level. Proximity to not one but several shopping centres ensures you're always perfectly poised for a midnight snack or weekend shopping spree, while a local focus on education means the region is packed with schools and childcare centres for the kids.

With OptiComm connectivity you'll always be hooked up to the wider world through super fast phone and internet fibre, which means no more buffering on that series you're binge watching, and you can work from home in your slippers without missing a beat.

And that's just what's available to you right now. Planned improvements for the local area mean a world of future convenience awaits.



Image taken at Arcadia, a Satterley Community



Image taken at Botanical, a Satterley Community

A way of life designed to be loved



Image taken at Botanical, a Satterley Community

Located within the Pakenham East Precinct, strap yourself in for a community sports reserve and indoor recreation centre. Surrounded by 130 Hectares of lush open space to explore, a nearby town centre complete with countless stores and eateries, brand new schools, and a network of walking and cycle paths to safely connect it all.

Maple Grove has all the convenience and comfort of a big community, with the heart and soul of a little one. It's a place where the people you pass on the street are the ones you had over for a cuppa last week.

It's where bin night means a twilight cricket test match on the road, and running out of sugar mid-muffins means just popping next door for a top-up. It's where your neighbour's kids appear at the dinner table, and your family becomes a fixture at theirs on games night.

Put simply, Maple Grove is a place where the little things make the biggest difference.

Maple Grove was made for you

Maple Grove is a neighbourhood designed to deliver on all of the important bits – convenience, comfort, space and wellbeing. From the big picture stuff to the nitty gritty, ours is a way of life designed to be loved. Because when it comes to laying roots in a new neighbourhood, the little things go a long way.

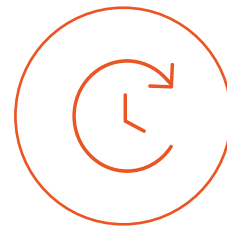
A little about Satterley

Satterley Property Group is Australia's largest privately-owned residential land developer, with communities in Queensland, Victoria and Western Australia. Having established some of Australia's most attractive and liveable communities, Satterley specialises in creating homes for families that suit your needs now and well into the future.



130,000+

Lots sold



45+

Years in business



225

Communities created



120+

Industry awards won



50+

Charity homes built



315,000+

Thriving community members

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