



BELLE EDEN ESTATE





WHY LIVE AT BELLE EDEN

Just 4 kilometres from the Bundaberg CBD and 10 kilometres from the cruisy resort town of Bargara Beach, Belle Eden's location couldn't have been planned any better. For work or play, nothing's too far away.

Essential services like hospitals and medical centres, along with the largest and best stocked supermarkets and specialty stores are only minutes away. A choice of Bundaberg's best schools are within walking distance. And, with the new ring road how quick and easy is it to get the boat or the kids into the water on the weekends. The Port of Bundaberg is just a short 15 minute drive away and the airport is also 15 minutes away.



SURROUNDING LANDSCAPES

A short drive through town and past a few sprawling cane fields puts you on beautiful Bargara Beach – Bundaberg's own 'Little Noosa'. Bargara is a fantastic spot for surfing, swimming and fishing. But it's off the beach and on the Promenade where the changes are really happening.



TRANSPORT

Whether you're travelling to work or school, getting around is stress-free with public transport close enough to take you right into the heart of the city with ease.



DINING

Filled with restaurants and cafes this would have to be the centre point of activity in the region. Venture out and enjoy the nightlife as streets blossom with a lively atmosphere.



LOCAL SHOPPING

Local shops and supermarkets offer convenient shopping.



EDUCATION

Belle Eden is well positioned to access a wide range of quality education facilities for both children and adults alike, including St Joseph's School only minutes away.



SPORTS AND RECREATION

A vast array of cycle paths and walkways. Just ten minutes to Bundaberg spectacular coastline.

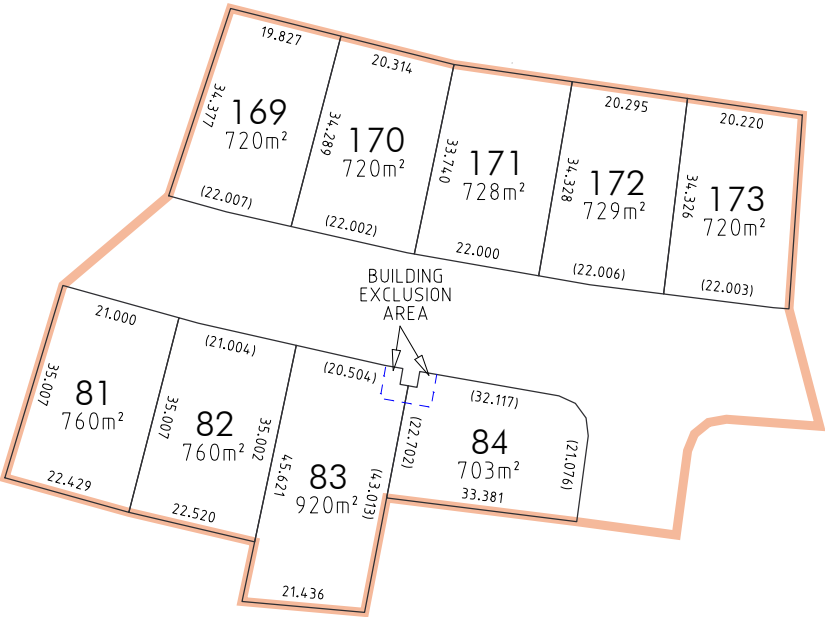
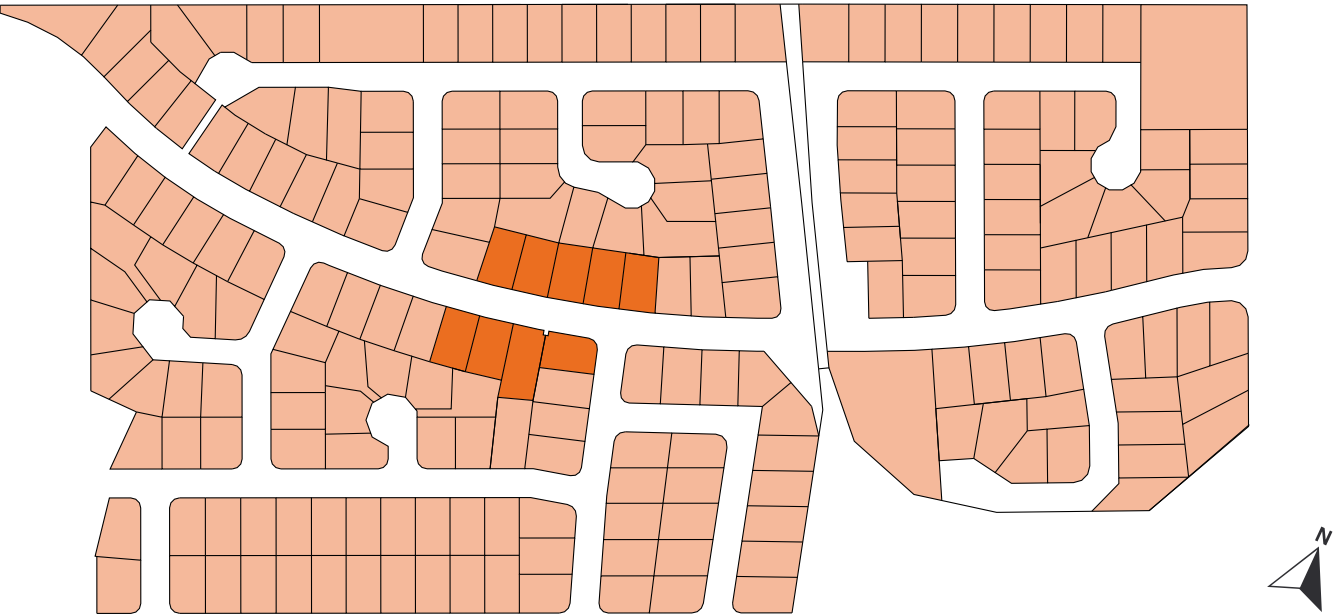
With many attractions in the Bundaberg area from beautiful beaches, to pristine creeks and rivers, to the botanical gardens and surrounding hinterland, Bundaberg is a fast growing city with much to offer.

Belle Eden is a master planned estate that is nestled amongst a natural bush setting of lightly undulating hills and strives to create a safe community for families to live and grow.

The estate has been designed with a lot layout that emphasises the natural features of the landscape. The result is a truly liveable, family orientated estate with lots that make the most of the views, location and aspects.

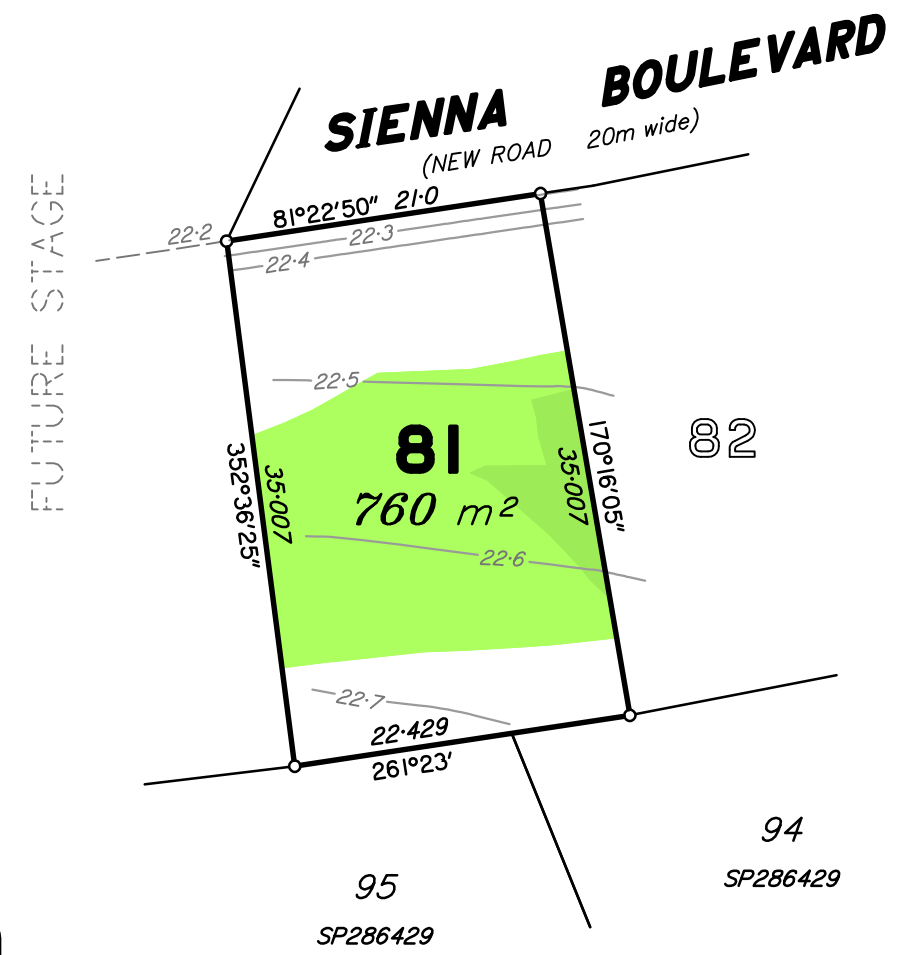
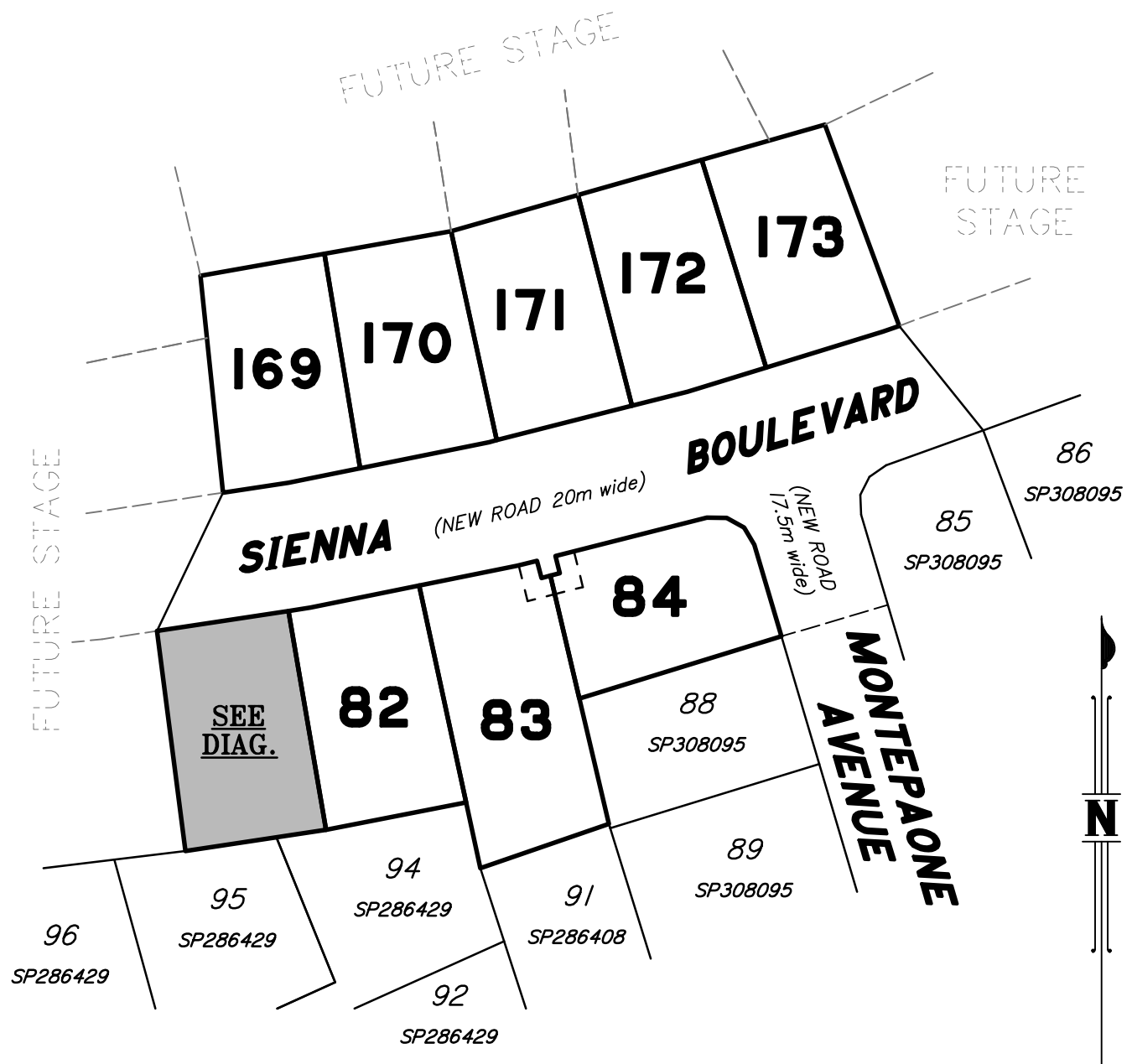
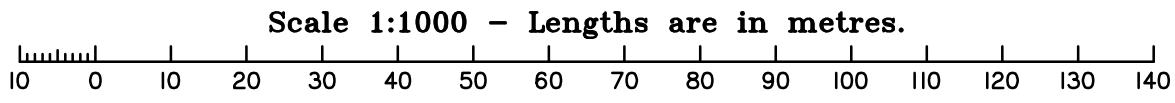


STAGE 1 - LAND REGISTRATION FEBRUARY 2023



STAGE	2H
NO. LOTS	9 Lots
TOTAL STAGE AREA	0.96 ha
TOTAL ROAD LENGTH	140m
TOTAL COMMUNITY USE AREA	4303m ²

DIAGRAM
Scale 1:500



FILL DEPTH RANGE			
DEPTH	RANGE	COLOUR	
0.001	to 0.1 m		
0.1	to 0.2 m		
0.2	to 0.3 m		
0.3	to 0.4 m		
0.4	to 0.5 m		
0.5	to 0.6 m		
0.6	to 0.7 m		

IMPORTANT NOTES

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- This plan is to be printed in colour to distinguish between ranges of fill.

SÖMMERFELD JENSEN CAMPBELL PTY LTD ACN 109 094 699
(trading as InsiteSJC) certifies that the details shown
on this sketch plan, are correct.

Partner/Cadastral Surveyor

03/06/2022
Date

DISCLOSURE PLAN
Proposed Lot 81
Cancelling part of Lot 507 on SP308095
"BELLE EDEN ESTATE"
Stage 2H

PARISH: KALKIE
COUNTY: COOK
LOCALITY: ASHFIELD

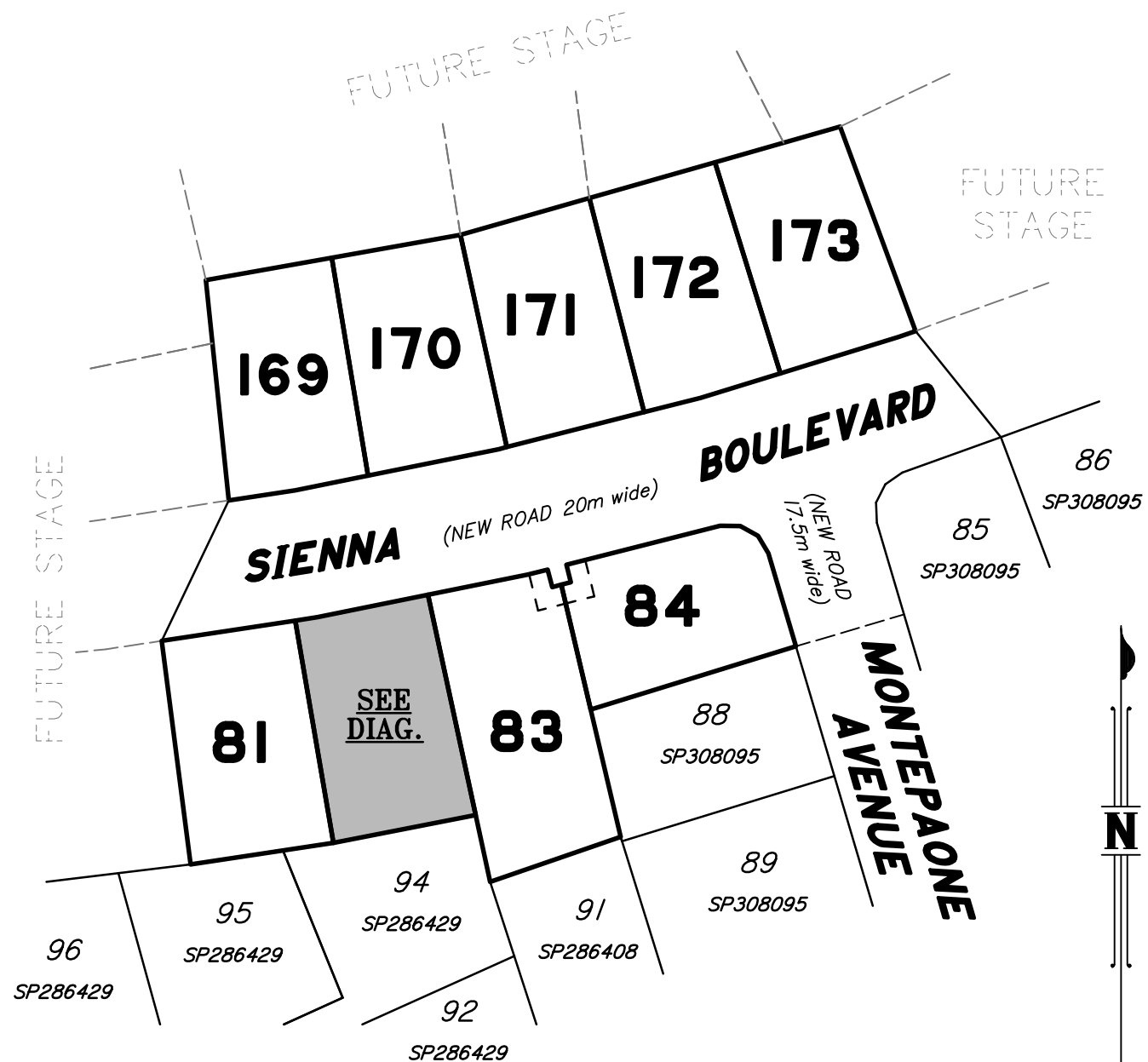
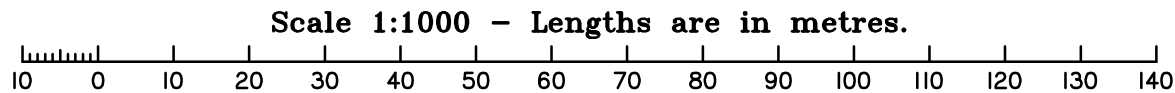
PLAN REFERENCE No.
GC20-300-81

Insite SJC
Town Planning | Surveying | Projects

67 Barolin Street
PO Box 1688
BUNDABERG QLD 4670

ABN 62 329 746 562
Phone: 07 4151 6677

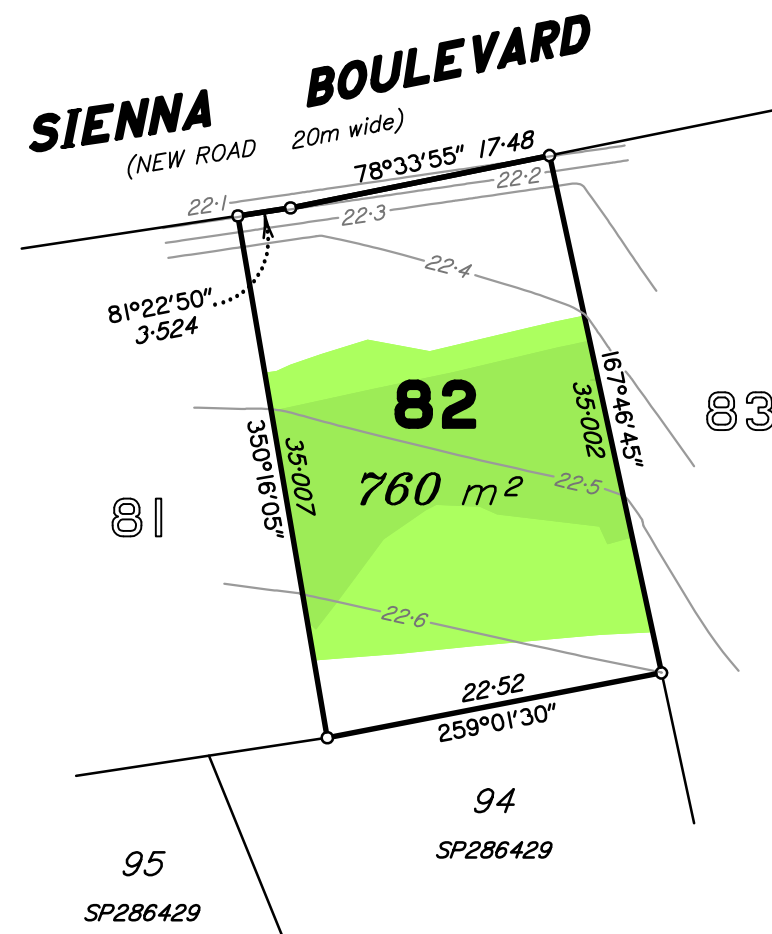
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DIAGRAM
Scale 1:500



FILL DEPTH RANGE				
DEPTH RANGE			COLOUR	
0.001	to	0.1	m	
0.1	to	0.2	m	
0.2	to	0.3	m	
0.3	to	0.4	m	
0.4	to	0.5	m	
0.5	to	0.6	m	
0.6	to	0.7	m	

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03/06/2022
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Date

DISCLOSURE PLAN

Proposed Lot 82
Cancelling part of Lot 507 on SP308095
"BELLE EDEN ESTATE"
Stage 2H



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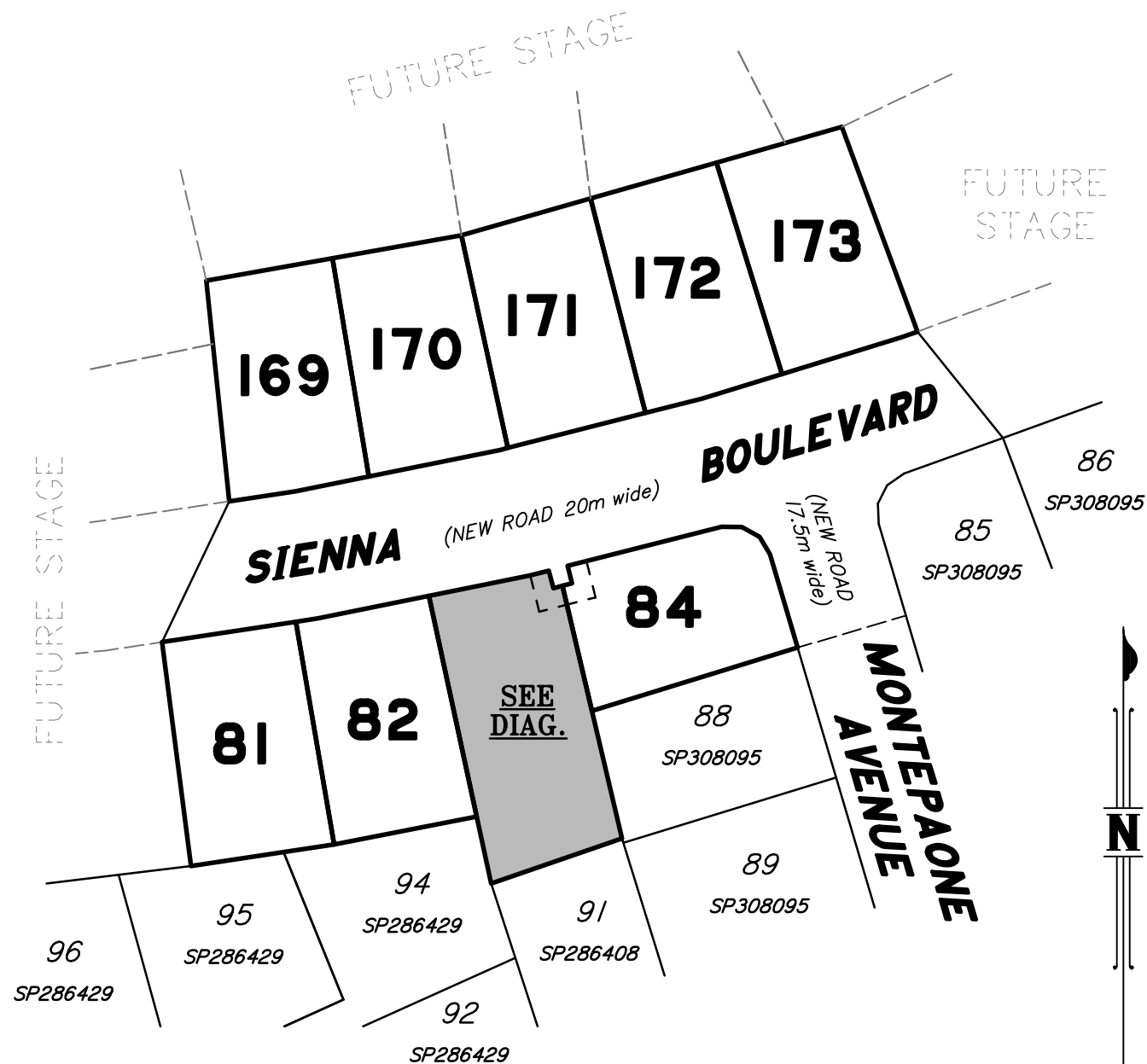
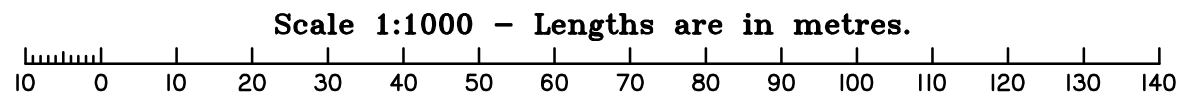
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PARISH: KALKIE
COUNTY: COOK
LOCALITY: ASHFIELD

PLAN REFERENCE No.
GC20-300-82



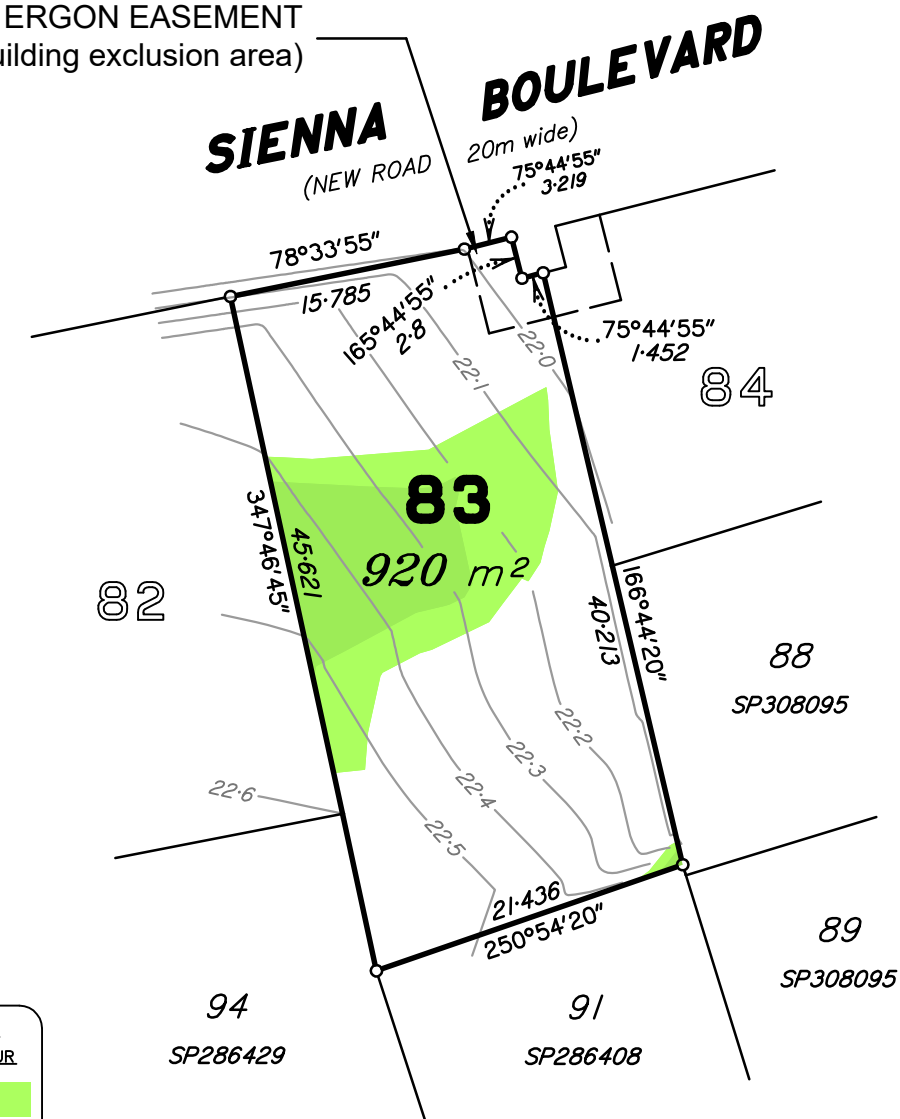
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ERGON EASEMENT
(Building exclusion area)



FILL DEPTH RANGE				
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0.1	to	0.2	m	
0.2	to	0.3	m	
0.3	to	0.4	m	
0.4	to	0.5	m	
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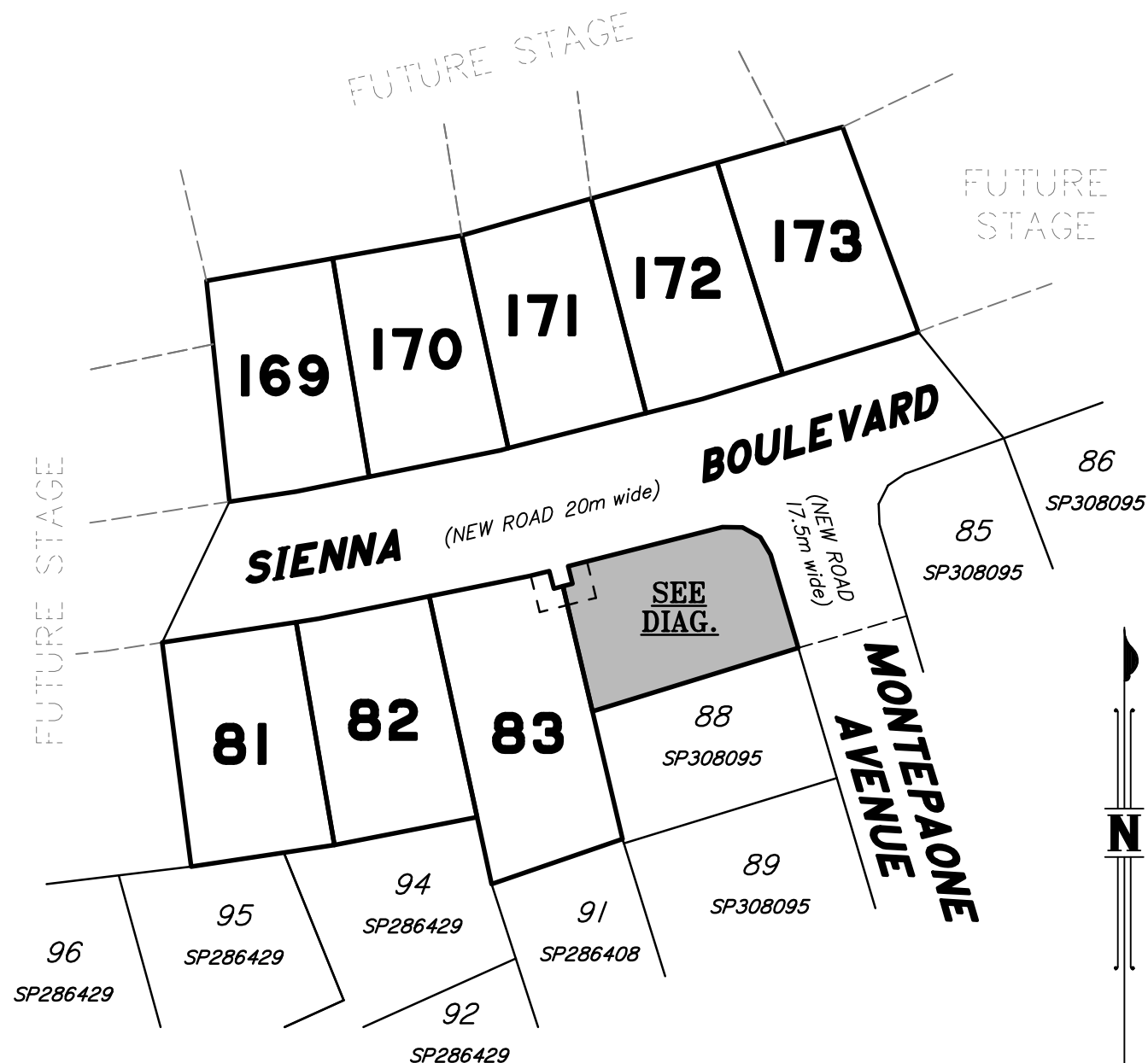
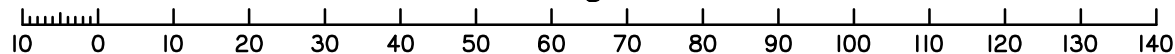
DISCLOSURE PLAN

Proposed Lot 83
Cancelling part of Lot 507 on SP308095
"BELLE EDEN ESTATE"
Stage 2H

PARISH: KALKIE
COUNTY: COOK
LOCALITY: ASHFIELD

PLAN REFERENCE No.
GC20-300-83

Scale 1:1000 - Lengths are in metres.

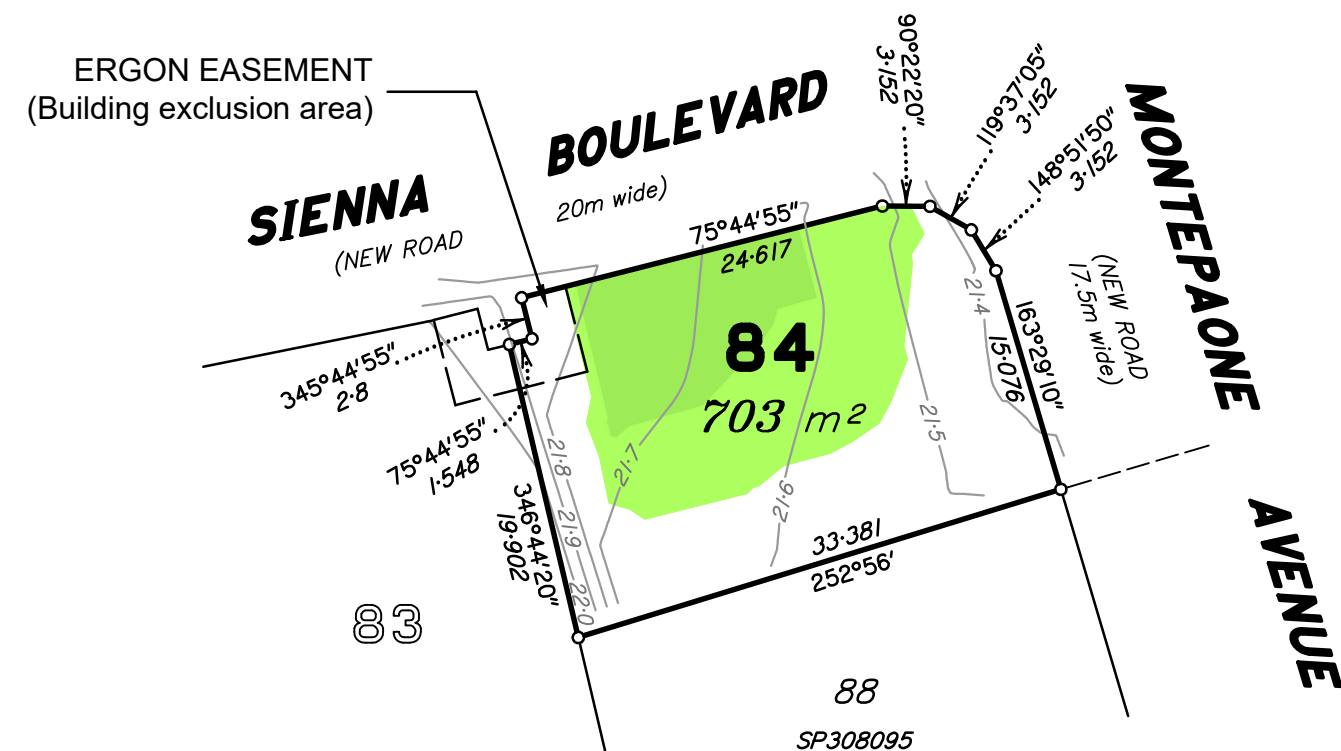


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DIAGRAM

Scale 1:500



FILL DEPTH RANGE				
DEPTH	RANGE		COLOUR	
0.001	to	0.1	m	
0.1	to	0.2	m	
0.2	to	0.3	m	
0.3	to	0.4	m	
0.4	to	0.5	m	
0.5	to	0.6	m	
0.6	to	0.7	m	

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DISCLOSURE PLAN

Proposed Lot 84
Cancelling part of Lot 507 on SP308095
"BELLE EDEN ESTATE"
Stage 2H



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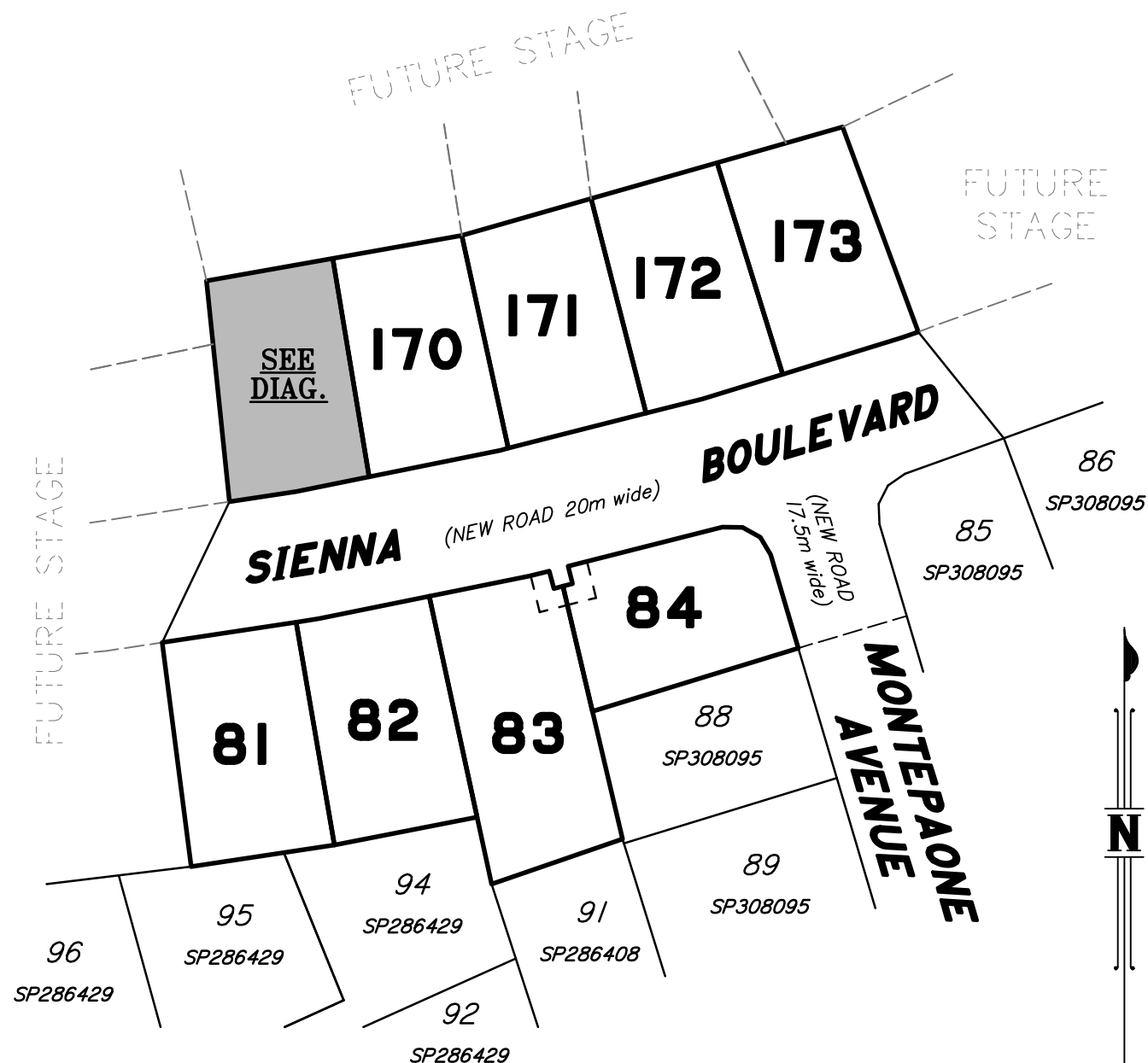
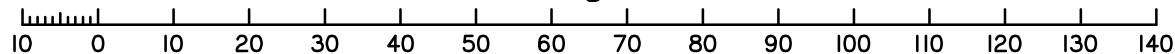
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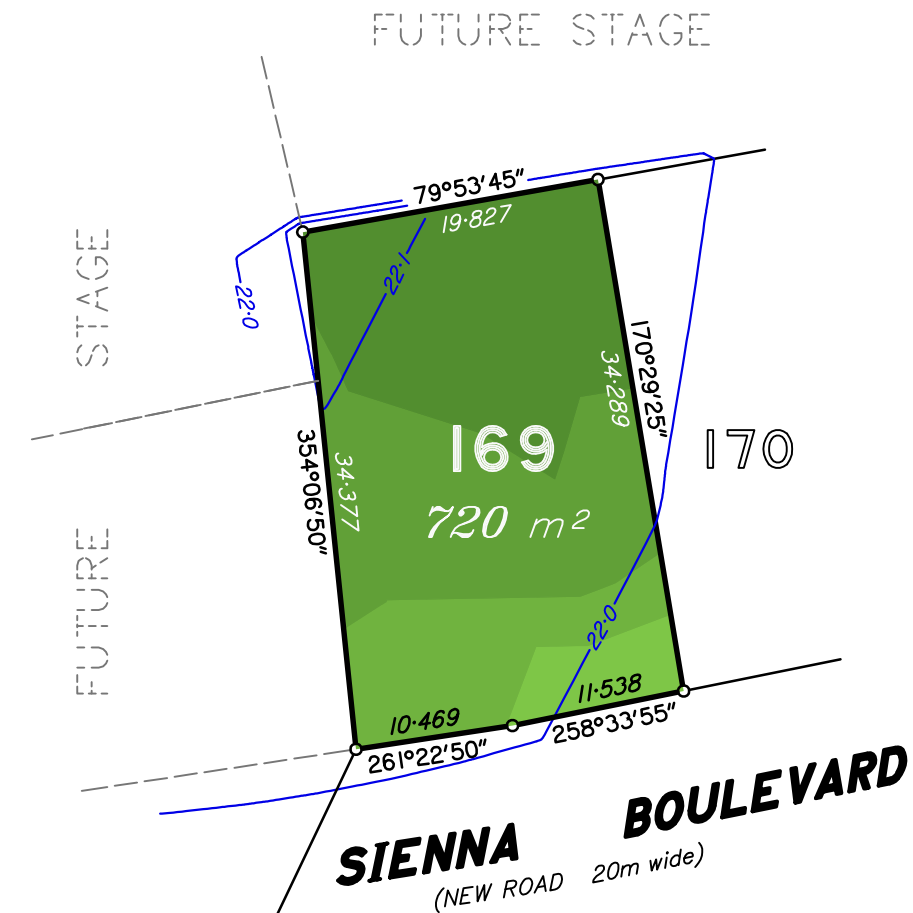
PLAN REFERENCE No.
GC20-300-84

Scale 1:1000 - Lengths are in metres.



DIAGRAM

Scale 1:500



FILL DEPTH RANGE				
DEPTH	RANGE		COLOUR	
0.001	to	0.1	m	
0.1	to	0.2	m	
0.2	to	0.3	m	
0.3	to	0.4	m	
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0.5	to	0.6	m	
0.6	to	0.7	m	

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DISCLOSURE PLAN

Proposed Lot 169
Cancelling part of Lot 507 on SP308095
"BELLE EDEN ESTATE"
Stage 2H



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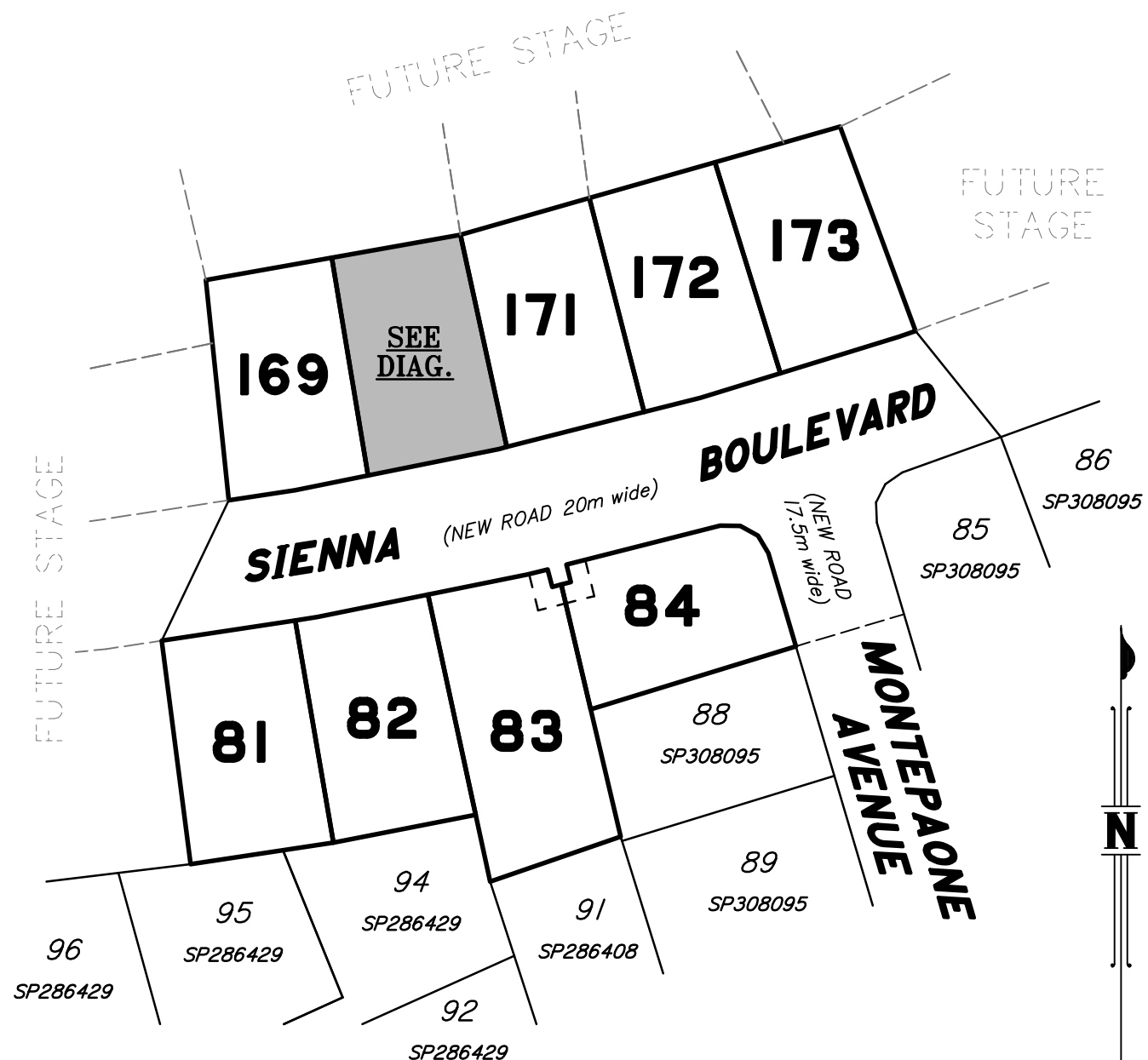
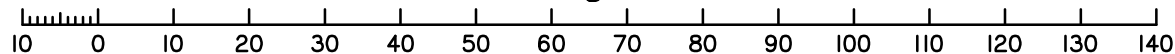
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COUNTY: COOK
LOCALITY: ASHFIELD

PLAN REFERENCE No.
GC20-300-169

Scale 1:1000 - Lengths are in metres.

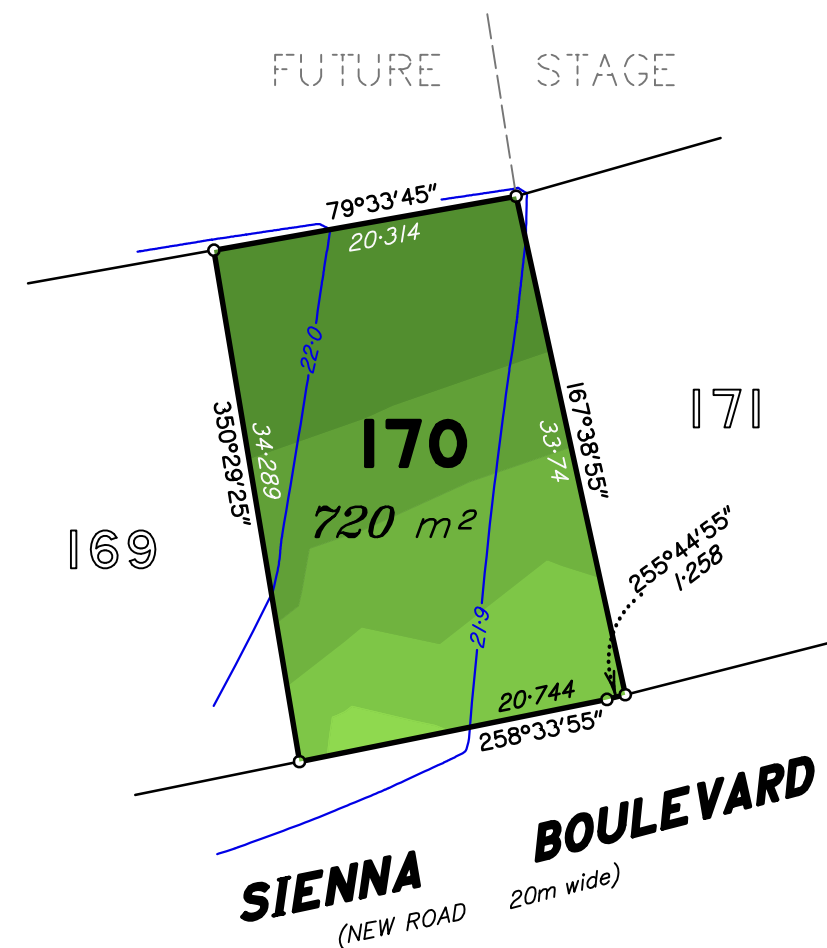


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Scale 1:500



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0.001	to	0.1	m	
0.1	to	0.2	m	
0.2	to	0.3	m	
0.3	to	0.4	m	
0.4	to	0.5	m	
0.5	to	0.6	m	
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Stage 2H



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PARISH: KALKIE
COUNTY: COOK
LOCALITY: ASHFIELD

PLAN REFERENCE No.
GC20-300-170

Scale 1:1000 - Lengths are in metres.

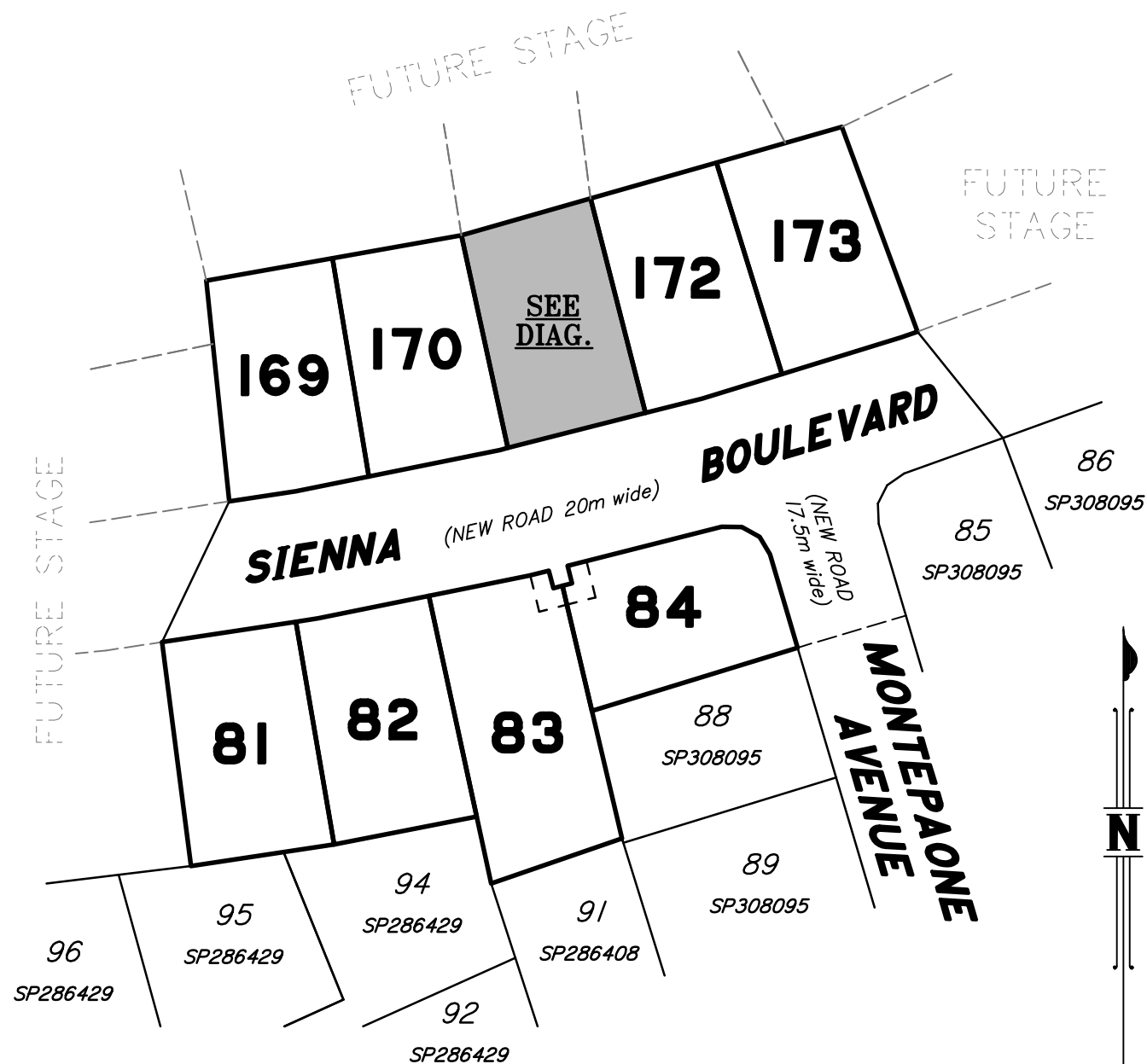
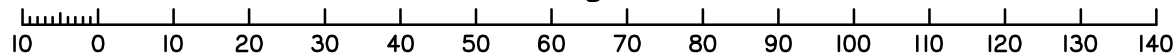
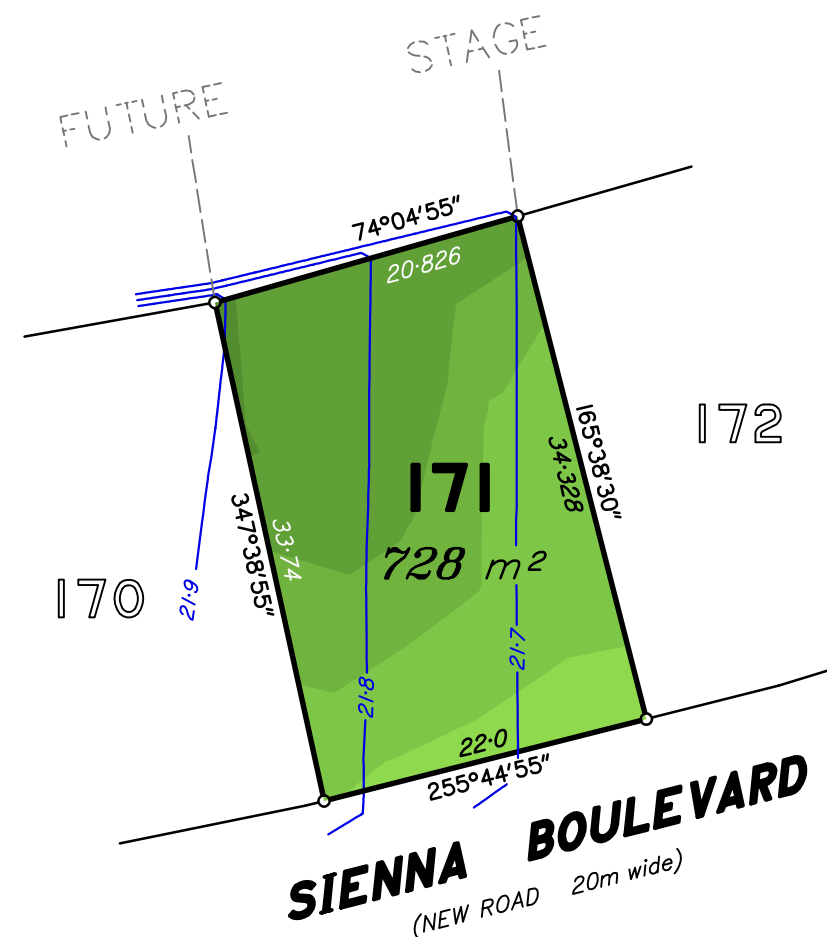


DIAGRAM
Scale 1:500



FILL DEPTH RANGE				
DEPTH	RANGE		COLOUR	
0.001	to 0.1	m		
0.1	to 0.2	m		
0.2	to 0.3	m		
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DISCLOSURE PLAN

Proposed Lot 171
Cancelling part of Lot 507 on SP308095
"BELLE EDEN ESTATE"
Stage 2H



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Town Planning | Surveying | Projects

67 Barolin Street
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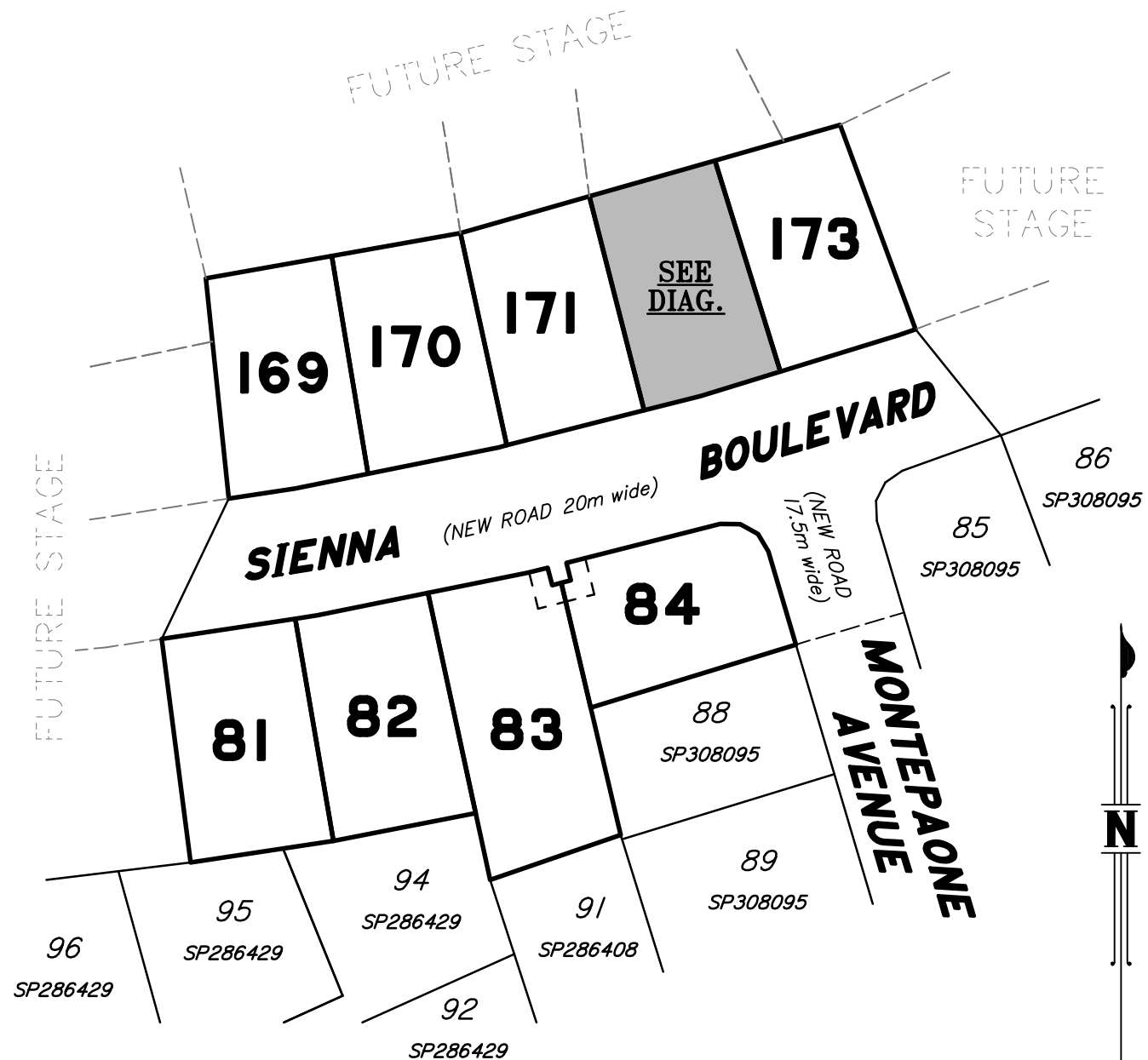
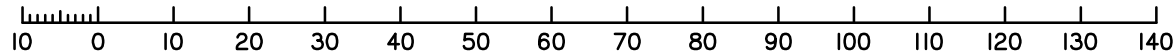
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PARISH: KALKIE
COUNTY: COOK
LOCALITY: ASHFIELD

PLAN REFERENCE No.
GC20-300-171

Scale 1:1000 - Lengths are in metres.

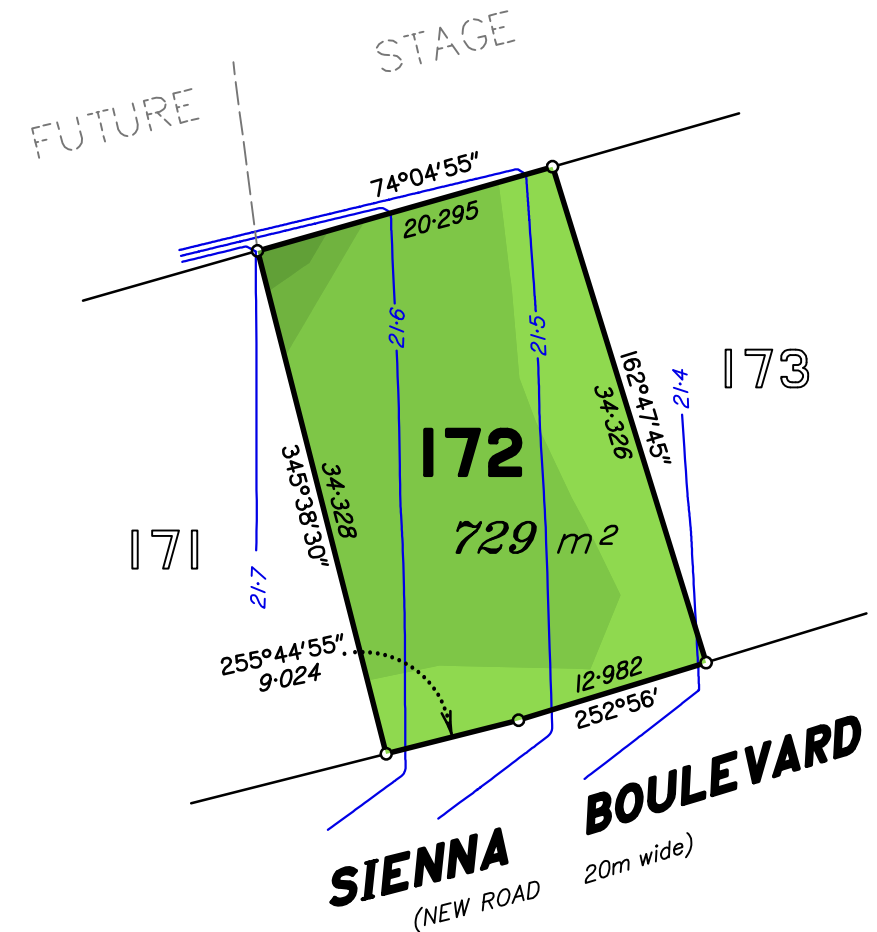


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DIAGRAM

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DEPTH	RANGE		COLOUR	
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0.1	to	0.2	m	
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DISCLOSURE PLAN

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Stage 2H



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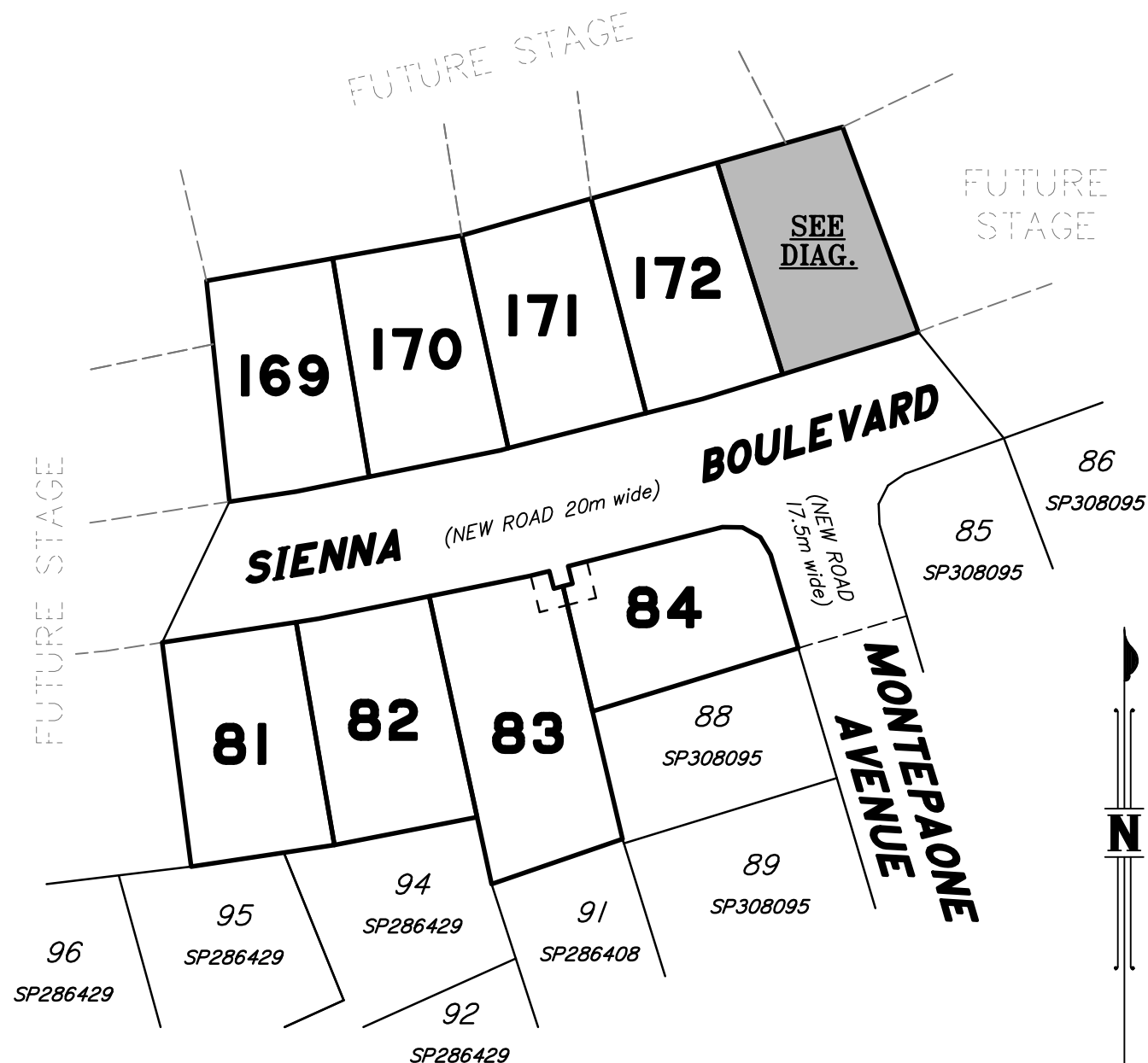
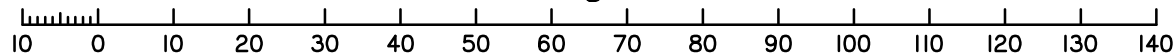
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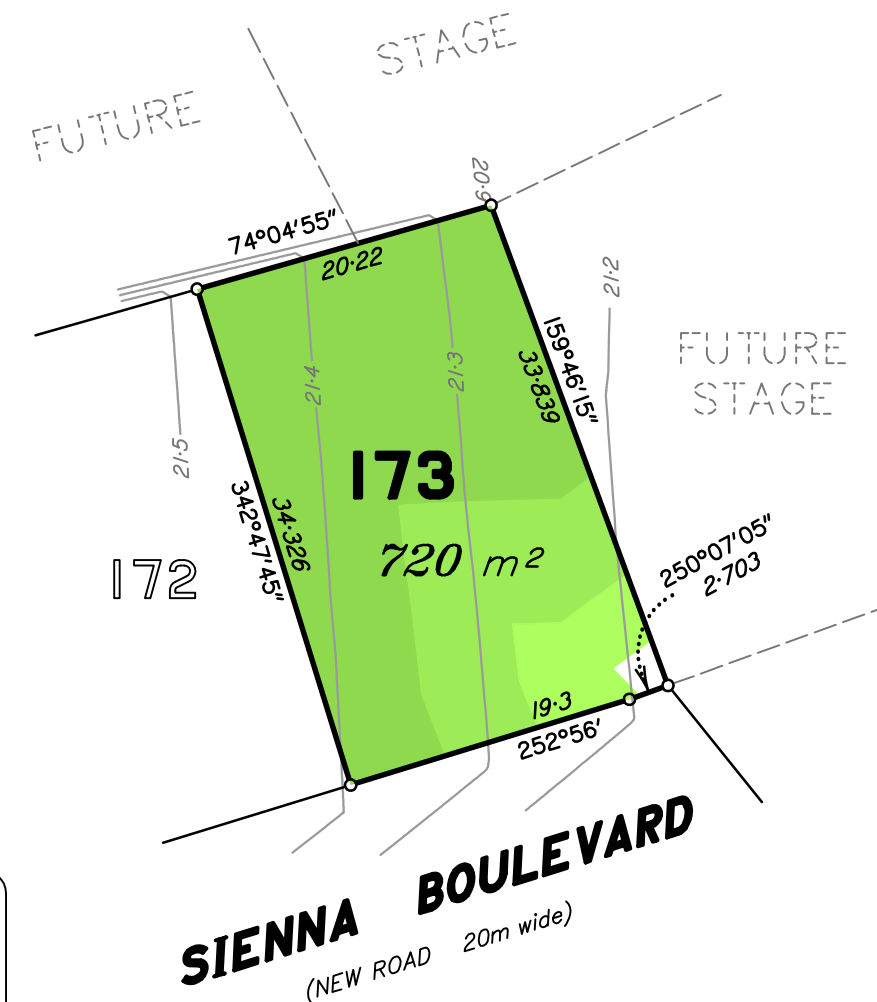


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PARISH: KALKIE
COUNTY: COOK
LOCALITY: ASHFIELD

PLAN REFERENCE No.
GC20-300-173



BELLE EDEN ESTATE



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