

THE  
RESIDENCES

—◆—  
WAHROONGA  
ESTATE



CAPITAL  
CORPORATION



# True North Shore Living.

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WELCOME TO TRUE NORTH SHORE LIVING AT THE RESIDENCES  
WAHROONGA ESTATE. COMBINING TRANQUILLITY AND EFFORTLESS  
ELEGANCE WITH LUXURIOUS CONTEMPORARY STYLE IN THE HEART  
OF THE UPPER NORTH SHORE.

WAHROONGA VILLAGE

TURRAMURRA

PACIFIC HIGHWAY

PYMBLE



CHATSWOOD

NORTH SYDNEY

SYDNEY CBD

MACQUARIE PARK



AS TREE CANOPIES AND BIRDSONG BECOME YOUR BACKDROP, YOU'LL FEEL MILES AWAY. YET, SET IN ONE OF SYDNEY'S MOST ESTABLISHED AND PRESTIGIOUS ENCLAVES, YOU'RE JUST MOMENTS FROM LOCAL VILLAGE ESSENTIALS AND CONNECTING TRANSPORT LINKS.



“The Residences will redefine apartment living on the Upper North Shore, with timeless design, generous open spaces and a true feeling of community.”

*Jim Hunter*

Jim Hunter  
DIRECTOR





ARTIST'S IMPRESSION

# A True Sense of Community.

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Enjoy the space to breathe and settle into your own private sanctuary surrounded by the serenity of nature. Be inspired by the graceful and luxurious lifestyle and welcoming community, synonymous with this coveted Sydney suburb.

— At this prestigious new address, the essence of the Upper North Shore's diverse landscape is represented in its mix of natives and new species. With bursts of Lemon Myrtle, Black Wattle and Lilly Pilly colour throughout the seasons.

— Connected to an established community and all that it entails, Wahroonga Estate is the perfect place to call home — an opportunity to be part of something new and help shape the neighbourhood you've always desired. Where world-class design meets exceptional amenity, ensuring everyone always feels welcome.

— Leave the rest of the world behind and take a natural next step towards a wonderful life at Wahroonga Estate.

THE BEST OF DESIGN, COMMUNITY AND BOUNDLESS NATURAL BEAUTY COMBINE TO CAPTURE THE TRUE CHARACTER OF NORTH SHORE LIVING, IN A BOUTIQUE COLLECTION OF 1, 2, 3 AND 4 BEDROOM RESIDENCES THAT YOU'LL ADORE COMING HOME TO.



ARTIST'S IMPRESSION



WAHROONGA  
ADVENTIST  
SCHOOL

ACACIA RETREAT

BBQ PAVILION

DOG WASH BAY

BANKSIA LAWN

RESIDENTS LOUNGE

GARDEN PAVILION

CASUARINA GARDEN

ACACIA

BANKSIA

CASUARINA

WAHROONGA ESTATE  
GROUNDS

FOX VALLEY ROAD



# True Attention to Detail.

COUPS CREEK

Extensive local knowledge and collaboration are at the heart of The Residences Wahroonga Estate, master planned and thoughtfully executed by a team of experts from Capital Corporation, Coco Republic and GroupGSA.

— Each of the three boutique buildings captures both the essence of the natural landscape and the character of surrounding residential architecture. While the lush bushland outlook created by the surrounding tree canopy sets The Residences apart from other residential developments on the Upper North Shore.

INSPIRED BY THE MAJESTY  
OF THE SURROUNDING  
NATIVE LANDSCAPE, EACH  
OF THE BOUTIQUE BUILDINGS  
EXISTS IN TRUE HARMONY  
WITH THEIR SETTING.



BBQ PAVILION



OUTDOOR DOG WASH BAY  
FOR FOUR-LEGGED FRIENDS



ARTIST'S IMPRESSION

Experience the beautiful natural surrounds in the expansive landscaped grounds and green spine with BBQ area and seating. The dedicated dog wash bay is the perfect place to clean muddy paws. Plus the park-like grounds include areas where the kids can kick a ball, outdoor nooks where you can read a book in the shade or sun, or practice yoga on the lawn.

— For a change of scenery when working from home, take your laptop to the Residents Lounge for a quiet space to spark new inspiration. The perfect place for focus, with a large boardroom style table, casual lounge area, study bench, and kitchenette for refreshments.

CONNECT WITH YOUR NEIGHBOURS OR GATHER YOUR FAMILY AND FRIENDS IN THE COMMUNAL GARDEN RETREAT AND BARBECUE AREA, OR WORK REMOTELY FROM THE RESIDENTS LOUNGE.



RESIDENTS LOUNGE

ARTIST'S IMPRESSION



# Truly Timeless Residences.

GroupGSA Director Lisa-Maree Carrigan brings local knowledge to the considered and purposeful architecture of The Residences at Wahroonga Estate. Leading the project with a strong vision and true appreciation for the coveted Upper North Shore lifestyle, each building is designed to welcome in natural bush views and promote effortless entertaining while contributing to the timeless elegance of the local streetscapes.

— Residences offer lush canopy vistas or an outlook over the leafy ridgeline, with large balconies providing the ideal al fresco space to enjoy the great outdoors.

— An air of contemporary elegance extends to generous interiors, expertly crafted by Coco Republic. Designed to be lived in and enjoyed throughout every season of life, aesthetic beauty is enhanced by the latest design thinking for the perfect balance between flow and function.

“EFFORTLESS, FLOWING INTERIORS PRESENT ENDLESS OPPORTUNITIES TO CREATE A HOME THAT SUITS YOUR LIFESTYLE, IMMERSSED IN THE SERENE NATURAL LANDSCAPE.”



Lisa-Maree Carrigan  
DIRECTOR

GROUPGSA



ARTIST'S IMPRESSION





ARTIST'S IMPRESSION



THE PERFECT HOME TO LIVE YOUR NEXT CHAPTER. GAZE FROM ELEGANT LIVING AREAS TO YOUR OWN GARDEN, WHILE FRIENDS MINGLE AND KIDS PLAY.

Ground floor apartments offer ultimate ease of living with seamless uninterrupted indoor-outdoor flow. Enter through a private gate into your own courtyard - the perfect venue for entertaining, with an idyllic bushland backdrop waiting to be explored. Timeless design and premium finishes make the everyday easier, so you can enjoy life at your pace.



"BRINGING BEAUTIFUL TIMELESS INTERIORS WITH DESIGNER FINISHES INTO PEOPLE'S HOMES IS AN ABSOLUTE PLEASURE. WE WERE FORTUNATE TO BE GIFTED WITH A LOCATION THAT IS HOME TO SOME OF SYDNEY'S MOST BEAUTIFUL NATURAL SURROUNDS, DRAWING INSPIRATION FROM DAPPLED SUNLIGHT AND EUCALYPT TREES."

*D. Ribarevski*

Diana Ribarevski  
HEAD OF INTERIOR DESIGN

COCO REPUBLIC



ARTIST'S IMPRESSION



# A Truly Breathtaking Perspective.

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A SYMPHONY OF CALM AND TRANQUILLITY, WITH THE BEAUTY OF LUSH BUSHLAND AT YOUR DOORSTEP. DISCOVER, EXPLORE OR ENJOY IT ALL FROM THE COMFORT OF YOUR OWN BALCONY, AS SOFT BREEZES AND SUNLIGHT DANCE THROUGH ANCIENT EUCALYPTS.









ARTIST'S IMPRESSION

FLOOR-TO-CEILING WINDOWS AND ELEGANT PROPORTIONS MAXIMISE LEAFY VIEWS AND NATURAL LIGHT, ENHANCING A SEAMLESS INDOOR TO OUTDOOR CONNECTION. FEEL THE CALM OF LUSH BUSHLAND FROM THE COMFORT OF HOME, OR BE INSPIRED TO DISCOVER ITS WONDERS.



BESPOKE COCO REPUBLIC DESIGNED KITCHENS  
ARE THE PERFECT HUB FOR EVERYDAY MOMENTS,  
AND CREATING UNFORGETTABLE MEMORIES.

A feast for the eyes and senses, light benchtops and warm timber joinery  
reflect an elevated sense of quality and style that is timeless and inviting.  
Let the sunlight in as you start your day refreshed, welcoming in the  
beauty that surrounds you.



# Coco Light Palette.

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ARTIST'S IMPRESSION

INSPIRED BY THE WARMTH OF SOFT SUNLIGHT, BRIGHT AND UPLIFTING. LAYERS OF NEUTRAL TONES AND COLOURS MERGE WITH EASE TO CREATE A DELICATE AND CHARMING PALETTE, INSPIRING A MOMENT TO PAUSE AND MOVE SLOWLY.

## KITCHEN

- 1 — Tile splashback
- 2 — Gunmetal tapware
- 3 — Solid surface stone look benchtop
- 4 — Polyurethane satin finish joinery
- 5 — Timber look joinery
- 6 — Timber look feature panel joinery
- 7 — Engineered timber flooring
- 8 — Miele appliances

## BATHROOM

- 1 — Gunmetal tapware
- 2 — Finger feature tile
- 3 — Rectangle porcelain tile
- 4 — Square porcelain tile
- 5 — Timber look joinery
- 6 — Freestanding bath
- 7 — Frameless glass shower screen



ARTIST'S IMPRESSION

# Coco Dark Palette.



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COMFORTING RICH TIMBER TONES AND CALMING GREEN ACCENTS, WITH A GENTLE NOD TO THE NATIVE EUCALYPT. A GROUNDED PALETTE GROWN FROM A DESIRE TO CREATE A SPACE THAT IS IN HARMONY WITH ITS SURROUNDS.

## KITCHEN

- 1 — Tile splashback
- 2 — Brushed brass tapware
- 3 — Solid surface stone look benchtop
- 4 — Polyurethane satin finish joinery
- 5 — Timber look joinery
- 6 — Timber look feature panel joinery
- 7 — Engineered timber flooring
- 8 — Miele appliances

## BATHROOM

- 1 — Brushed brass tapware
- 2 — Finger feature tile
- 3 — Rectangle porcelain tile
- 4 — Square porcelain tile
- 5 — Timber look joinery
- 6 — Freestanding bath
- 7 — Frameless glass shower screen





# A True Village Feel.

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If you're looking for a real sense of community, the thriving villages of Wahroonga and Turramurra are bustling with life. You're spoiled for choice with cafés to grab your morning coffee or brunch with friends. Or stroll the boutiques to find something special to add to your home. It's also a handy place to pick up everyday essentials while collecting the kids from school. The evenings are a great time to visit the village for dinner, a cocktail - or both.

— Your village community is also perfectly placed to explore beyond the leafy Upper North Shore. Access the rest of Sydney by car with easy motorway links to the CBD, Macquarie Park and the Hills District via the M2 and WestConnex. If you prefer to leave the car at home, the North Shore train line will take you directly to the city. And if the open road is calling, in a few minutes you'll be heading north on the M1 to the Central Coast and beyond.

BE PART OF AN ESTABLISHED COMMUNITY THAT HOLDS  
TRADITIONAL VALUES CLOSE AND PROVIDES THE  
FOUNDATION FOR FUTURE GENERATIONS TO GROW.



## A LIFE OF LEARNING

The renowned schools of the Upper North Shore have been attracting families to its leafy streets for decades. From pre-school through to grade 12, you're close to Knox Grammar for boys and Abbotsleigh for girls, while Barker College and Wahroonga Adventist School offer co-educational learning from pre-K to grade 12.

- |  |   |
|--|---|
| 1 ___ Barker College                   | 10 ___ Wahroonga Preparatory School     |
| 2 ___ Loreto Normanhurst               | 11 ___ Knox Grammar Preparatory School  |
| 3 ___ St Leo's Catholic College        | 12 ___ Knox Grammar School              |
| 4 ___ Waitara Public School            | 13 ___ St Lucy's School                 |
| 5 ___ Peter Rabbit Community Preschool | 14 ___ Prouille Catholic Primary School |
| 6 ___ Abbotsleigh School               | 15 ___ St Edmund's College              |
| 7 ___ Avondale University              | 16 ___ Wahroonga Public School          |
| 8 ___ Sydney Adventist School          | 17 ___ Warrawee Public School           |
| 9 ___ KU Wahroonga Preschool           | 18 ___ Pymble Ladies' College           |
|  | 19 ___ Ravenswood School for Girls      |



## WINE, DINE & UNWIND

From laid back brunches to more sophisticated dining, there's something for every taste and pace nearby. The Fox Café and Breeze Valley Café are both a short walk from home, local favourites for morning coffee, brunch or lunch.

\_\_\_ In Wahroonga village, The Butcher's Block is a bustling local haunt, serving up a delicious menu from morning to night. Burger Hounds is a family favourite, known for the best handcrafted burgers around. Or for a memorable evening of tapas and cocktails, head to Kipling's Garage Bar, a cosy nook that's kept Turramurra locals happy for the past 10 years.



## BOUTIQUES & ESSENTIALS

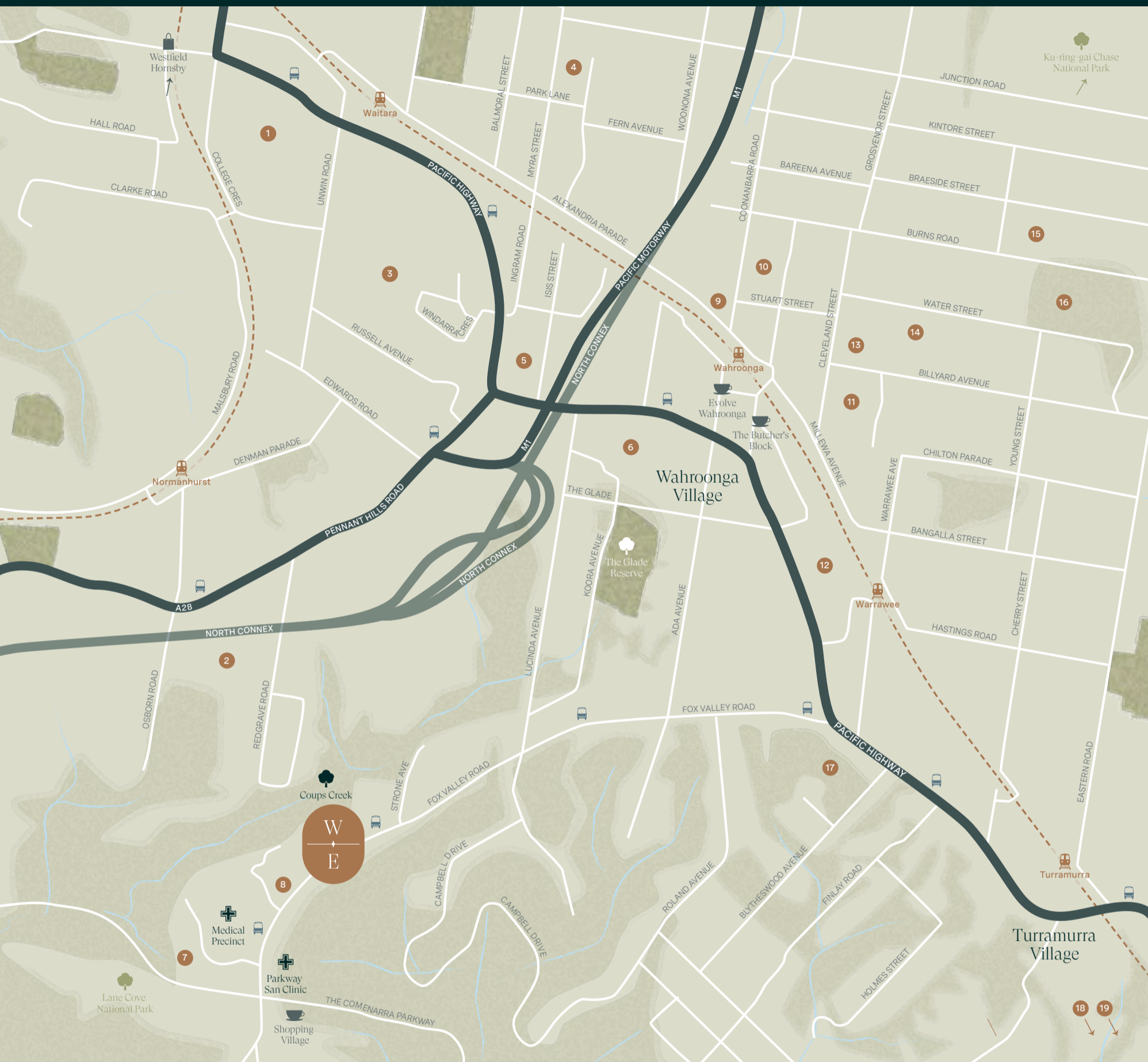
Get to know your local grocer at the family-owned IGA Wahroonga Fresh. Or you can take home a new book from Novella Fine Books, Cards & Gifts, which has been keeping Wahroonga locals well-read for a century; or grab a stylish addition for your home from Avenue Luxe.

\_\_\_ In Turramurra village, you'll find the local library, Coles supermarket and the luxurious Gillian Adams Salon and Spa. Both villages are served by the North Shore train line.



## THE BEST OF CARE

Enjoy peace of mind, living so close to NSW's largest private hospital, the Sydney Adventist Hospital. The San provides a comprehensive range of acute surgical, medical and obstetric care with state-of-the-art technology and facilities, as well as outpatient facilities including physio, radiology and more.



AN IDYLIC HAVEN,  
READY TO BE EXPLORED,  
EXPERIENCE LIFE MERE  
STEPS FROM THE BEST OF  
THE UPPER NORTH SHORE.

#### TRANSPORT

- 2.4km — Wahroonga Train Station
- 2.8km — Thornleigh Train Station
- 3.0km — Turramurra Train Station
- 3.8km — Normanhurst Train Station

#### DINING

- 450m — Breeze Valley Café
- 600m — Fox Café
- 2.8km — The Butcher's Block
- 3.0km — Kipling's Garage Bar

#### SHOPPING

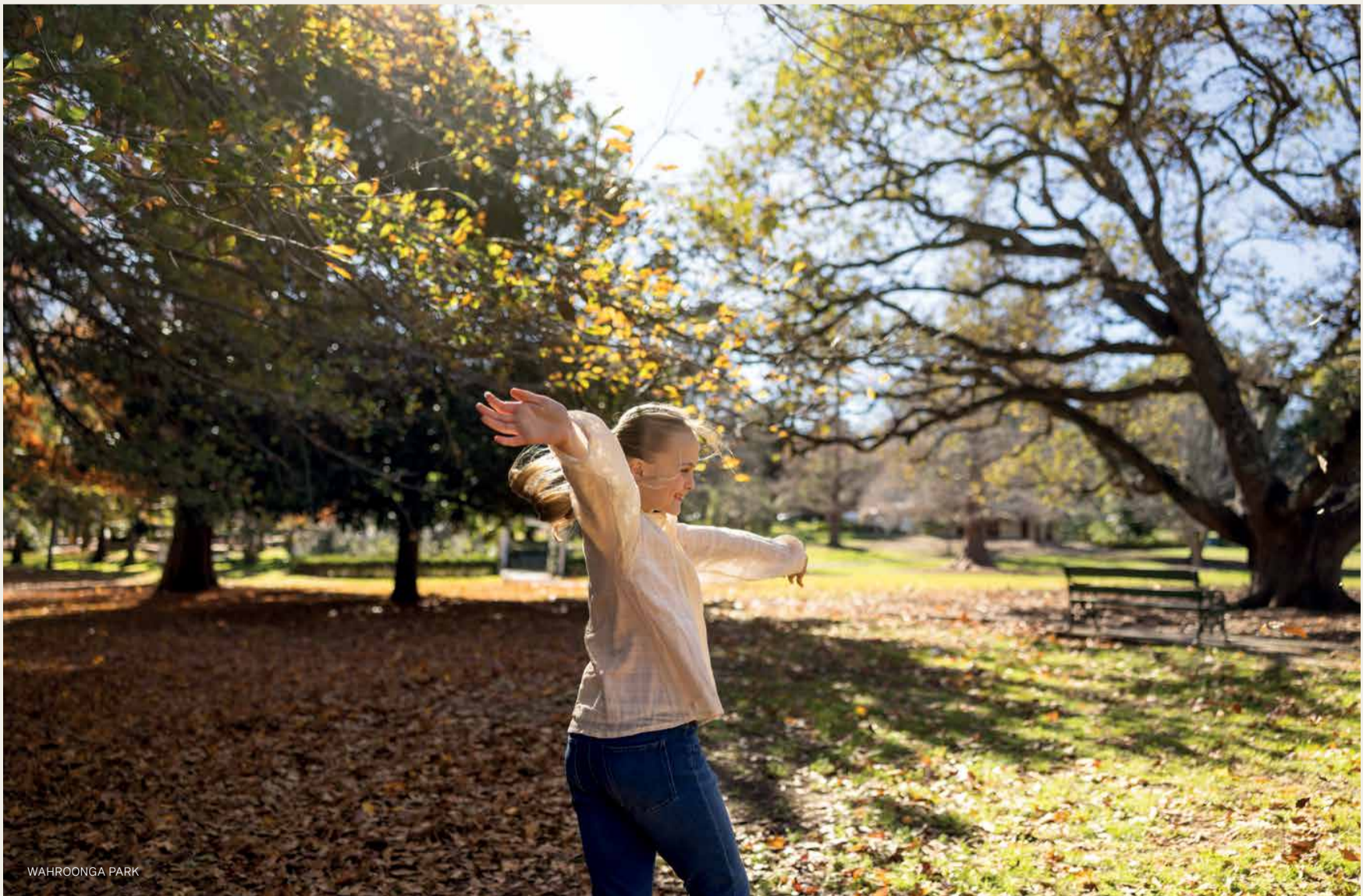
- 550m — Comenarra Parkway Shops
- 2.4km — Wahroonga Village
- 4.0km — Westfield Hornsby
- 4.6km — Turramurra Plaza
- 6.0km — North Turramurra Shops

#### MEDICAL

- 400m — Sydney Adventist Hospital
- 550m — Wahroonga Valley Dentistry



RAILWAY AVENUE, WAHROONGA



WAHROONGA PARK



WAHROONGA PARK



CEDARWOOD CAFE WAHROONGA



# A True Connection to Nature.

Immerse yourself in the quintessential Upper North Shore lifestyle, embodying nature's abundance and boundless beauty. Backing onto over 25 hectares of bushlands, The Residences at Wahroonga Estate has nature at its heart. With design inspiration from the magnificent tree canopy, great care and consideration has been taken to invite organic beauty in and make its flow and tranquillity a part of every day.

— Families of all ages can find something to enjoy in surrounding bushland, with adjoining Coups Creek and nearby national parks providing endless opportunities to unwind and stay active.

— A short drive through Turramurra will take you to the picturesque Bobbin Head in Ku-ring-gai Chase National Park. Enjoy a waterfront barbecue or picnic,

a spot of fishing, go canoeing, hire a paddleboat or launch your boat into Cowan Creek and explore the Hawkesbury.

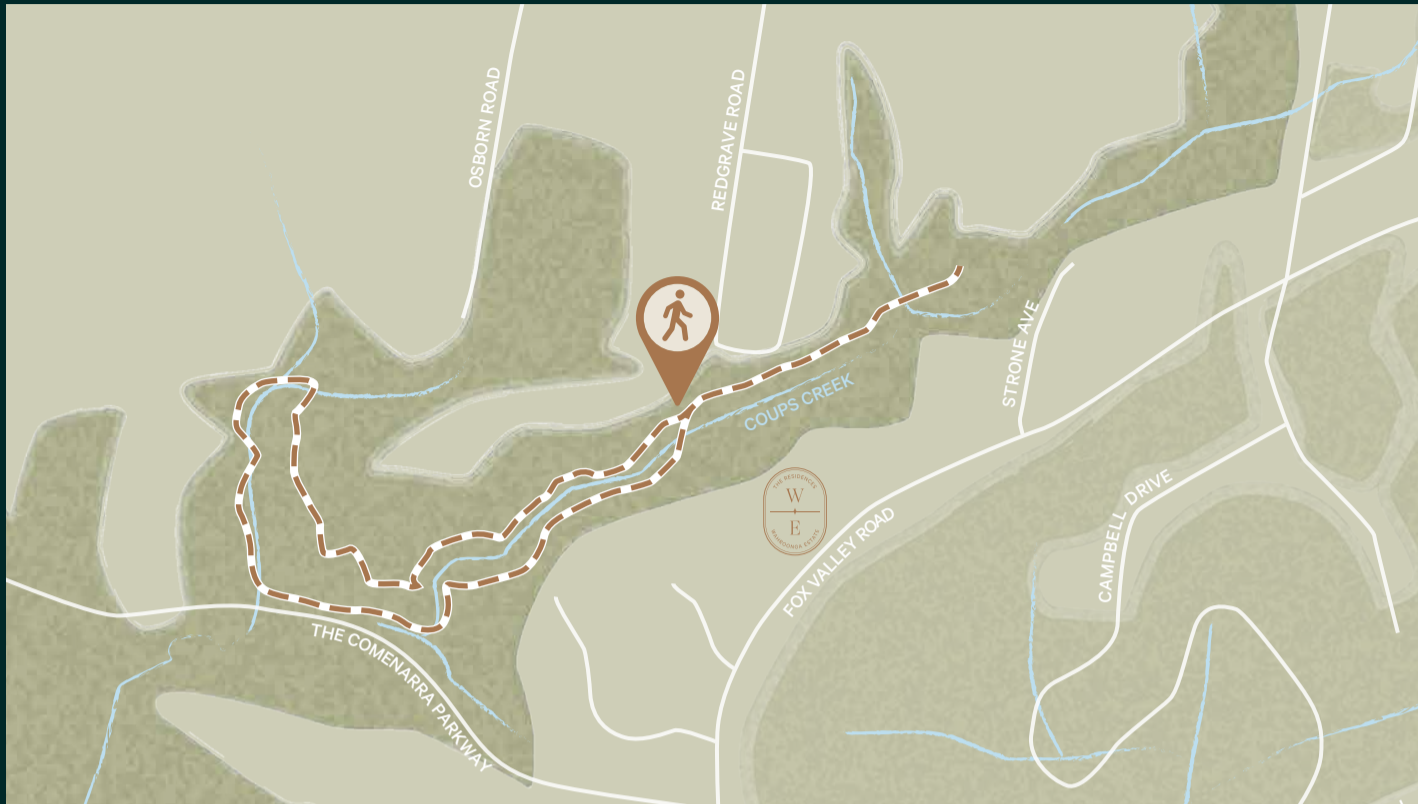
— Close by, Lane Cove National Park is a serene wilderness, offering an array of captivating bush walks, including a segment of The Great North Walk. The trail within the park takes hikers through picturesque landscapes, from eucalyptus forests to tranquil riverbanks, also showcasing historical sites, providing a glimpse into the region's cultural and natural heritage.

— Or let the kids roam free in the many nearby parks and playgrounds, including Wahroonga Park, Boyds Orchard Park and Waitara Park. There's so much to enjoy so close to home.

AT WAHROONGA ESTATE, NATURE IS YOUR PLAYGROUND,  
WITH SO MANY PLACES TO ENJOY AND EXPLORE.

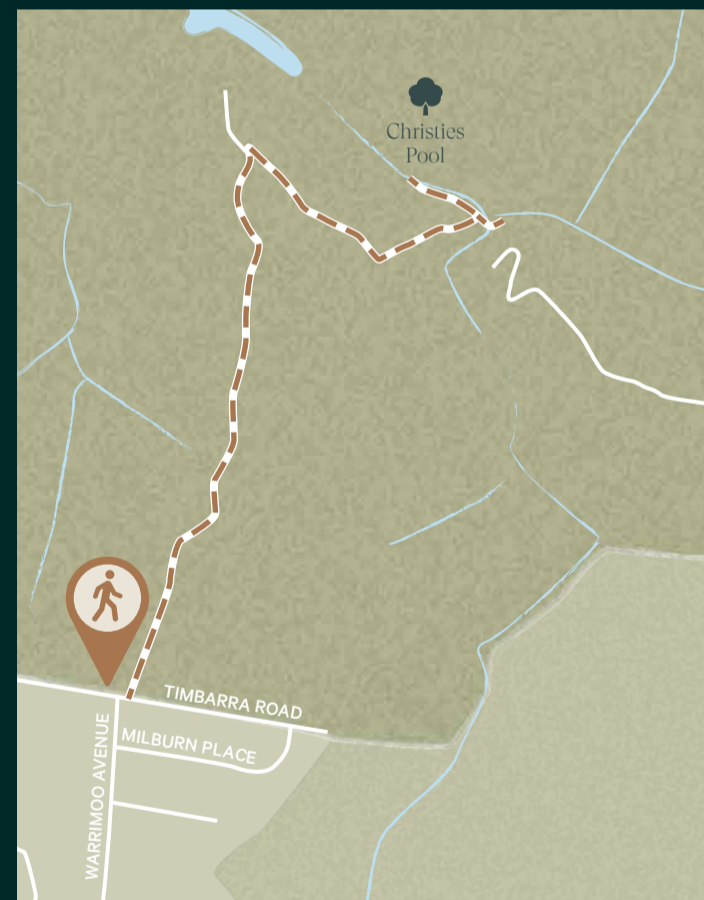
## COUPS CREEK

You'll find this hidden treasure on your doorstep at Wahroonga Estate. An easy 3.2km trail where you can walk, run or hike. Unlike other walks in nearby National Parks, this bush trail is dog friendly and features some creek crossings, caves and rocky scrambles, with a small pool at the end for quiet contemplation. The picturesque Coups Creek walk is also popular for birdwatching.



## CHRISTIES POOL

This offshoot from the popular Warrimoo Track in Ku-ring-gai Chase National Park is a 4km round trip. The rock cairns left by other walkers will help you find your way to the tranquil Christies Pool. At the meeting point of Ku-ring-gai Creek and Kierans Creek, it is surrounded by ferns and trees - the perfect summer swimming spot.



## SPHINX MEMORIAL

In Ku-ring-gai Chase National Park you'll find the Sphinx Memorial - a sandstone monument created by a returned soldier in the 1920s in memory of lives lost in the First World War. This is the start of the 10km Sphinx Memorial to Bobbin Head loop track, a moderately challenging walk through open apple gum forests, thick mangroves and Aboriginal heritage sites.





KU-RING-GAI CHASE NATIONAL PARK



BOBBIN HEAD

A CONNECTION TO NATURE IS PART OF LIFE ON THE UPPER NORTH SHORE. UNWIND ALONE, CONNECT WITH FAMILY OR RECHARGE WITH THE HELP OF THE BOUNDLESS GREEN ON YOUR DOORSTEP. BUSH WALKS, TRAIL RUNS OR ENDLESS CYCLING ROUTES - YOU CAN LEAD A HEALTHY LIFESTYLE THAT PRIORITISES BOTH BODY AND MIND.

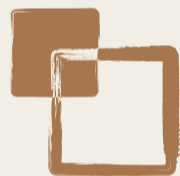


BOBBIN HEAD

# True Creators.

IN COLLABORATION WITH THE SEVENTH-DAY ADVENTIST CHURCH, CAPITAL CORPORATION HAS ASSEMBLED AN ELITE TEAM TO DELIVER THE VISION OF WAHROONGA ESTATE AS A PREMIUM QUALITY NEW RESIDENTIAL COMMUNITY CREATED FOR THE UPPER NORTH SHORE.

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**CAPITAL**  
CORPORATION

## DEVELOPER

Established in 1991, Capital Corporation takes pride in cultivating enduring relationships with its clients. The foundation of their business revolves around repeat business and referrals. Having successfully delivered over 3,000 homes through landmark projects such as Woollooware Bay Town Centre, Esplanade Norwest, and Veridian Kogarah, Capital Corporation has solidified its position as a reliable and proven partner.



# GROUPGSA

## ARCHITECT

GroupGSA is a global architecture, interior design, landscape architecture and urban design studio, with offices in Sydney, Melbourne, Brisbane and Ho Chi Minh City. For more than 40 years, GroupGSA has designed and delivered visionary projects for people, place and country. It's known for valuing diverse thinking, collaborative working and innovative project delivery.



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# COCO REPUBLIC

## INTERIOR DESIGNER

Whether it's one room or an entire home, Coco Republic Interior Design is renowned for transforming spaces into a modern and stylish interior that transcends time. Cultivating a world of effortless luxury, its specialist team creates spaces that can be lived in and loved - combining a sophisticated attention to detail and innovative touches, with the finest craftsmanship and quality.



DISPLAY CENTRE

189 Fox Valley Road  
(Corner Fox Valley Road  
& The Comenarra Parkway)  
Wahroonga NSW 2076

THE RESIDENCES AT WAHROONGA ESTATE

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DESIGN BY METROPOLIS



