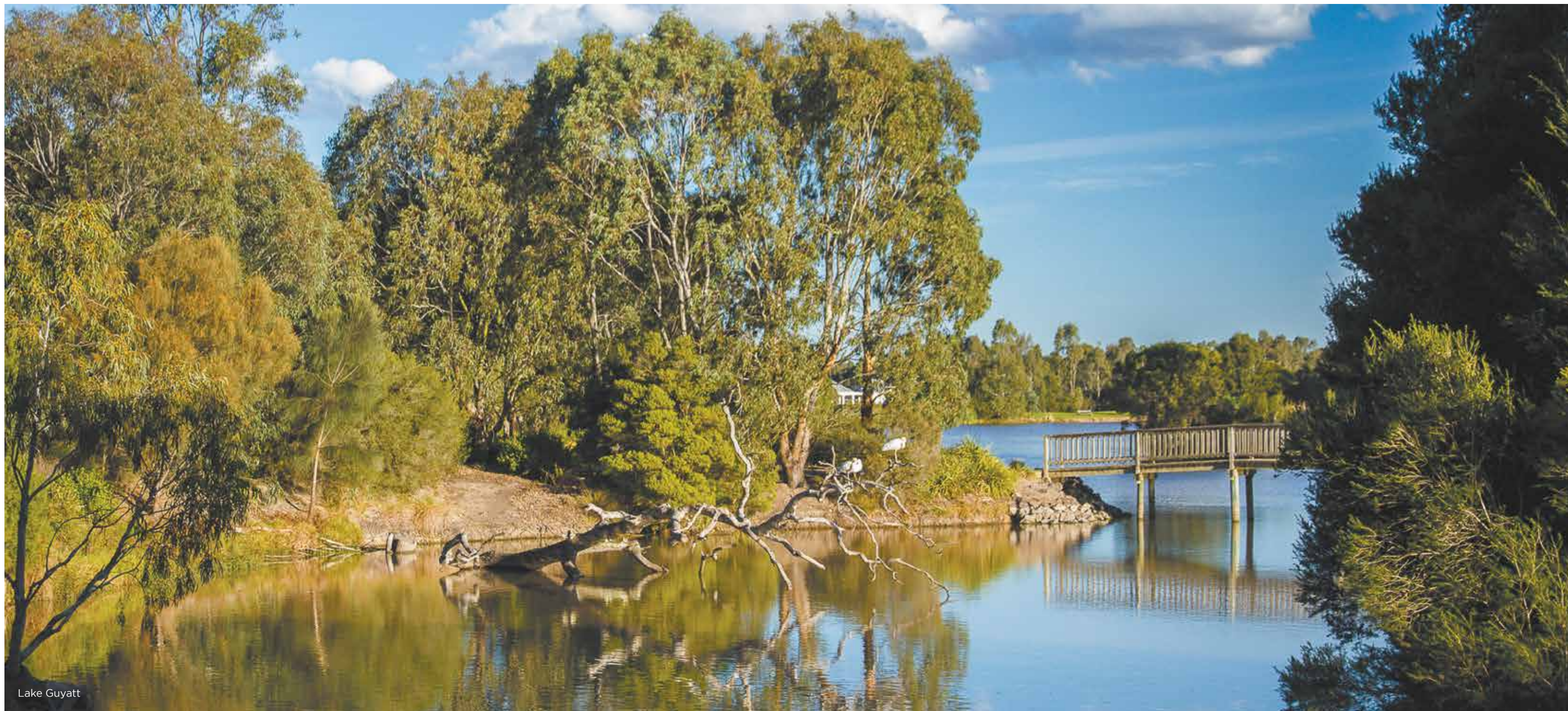




WOONDELLA





Lake Guyatt

# Live life naturally.

WELCOME TO WOONDELLA, A PREMIUM SELECTION  
OF LAND LOTS NESTLED WITHIN A TRANQUIL  
PARKLAND NEIGHBOURHOOD.

Spread over 5.6 hectares, Woondella features a serene park  
at its heart and a nature reserve characterised by century  
old red rivergum trees.

The final two stages of Woondella are delivered by  
Defence Housing Australia (DHA), an award winning developer  
committed to quality, sustainability and building vibrant  
communities.

Live the life you deserve at Woondella.





EDUCATION

- 1. Araluen Primary School
- 2. Gippsland Grammer & Early Learning Centre
- 3. Gumnuts Early Learning Centre
- 4. Guthridge Primary School
- 5. Nurture One McCole Street Children's Centre
- 6. Sale College Guthridge Campus
- 7. Sale Primary School
- 8. St. Mary's Primary School
- 9. St. Patrick's Campus
- 10. St. Thomas' Primary School

RESTAURANTS & CAFES

- 1. Criterion Hotel
- 2. El-Sombrero Mexican Restaurant
- 3. Gippsland Dragon Chinese Restaurant
- 4. Gippsland Palace Asian Restaurant
- 5. Jack Ryans Irish Bar
- 6. Khatti's Curry Lounge
- 7. La Porchetta
- 8. Oneills Restaurant
- 9. Raglan Pizza Restaurant
- 10. Redd Catt
- 11. Sporting Legends Bistro
- 12. Wild Honey

COMMUNITY SPORTS & RECREATION

- 1. Aquatic Centre
- 2. Gippsland Regional Sporting Complex
- 3. Lake Guthridge
- 4. Sale Botanical Gardens
- 5. Sale Football Netball Club
- 6. Sale Skatepark
- 7. The Lakeside Club

HEALTH CARE

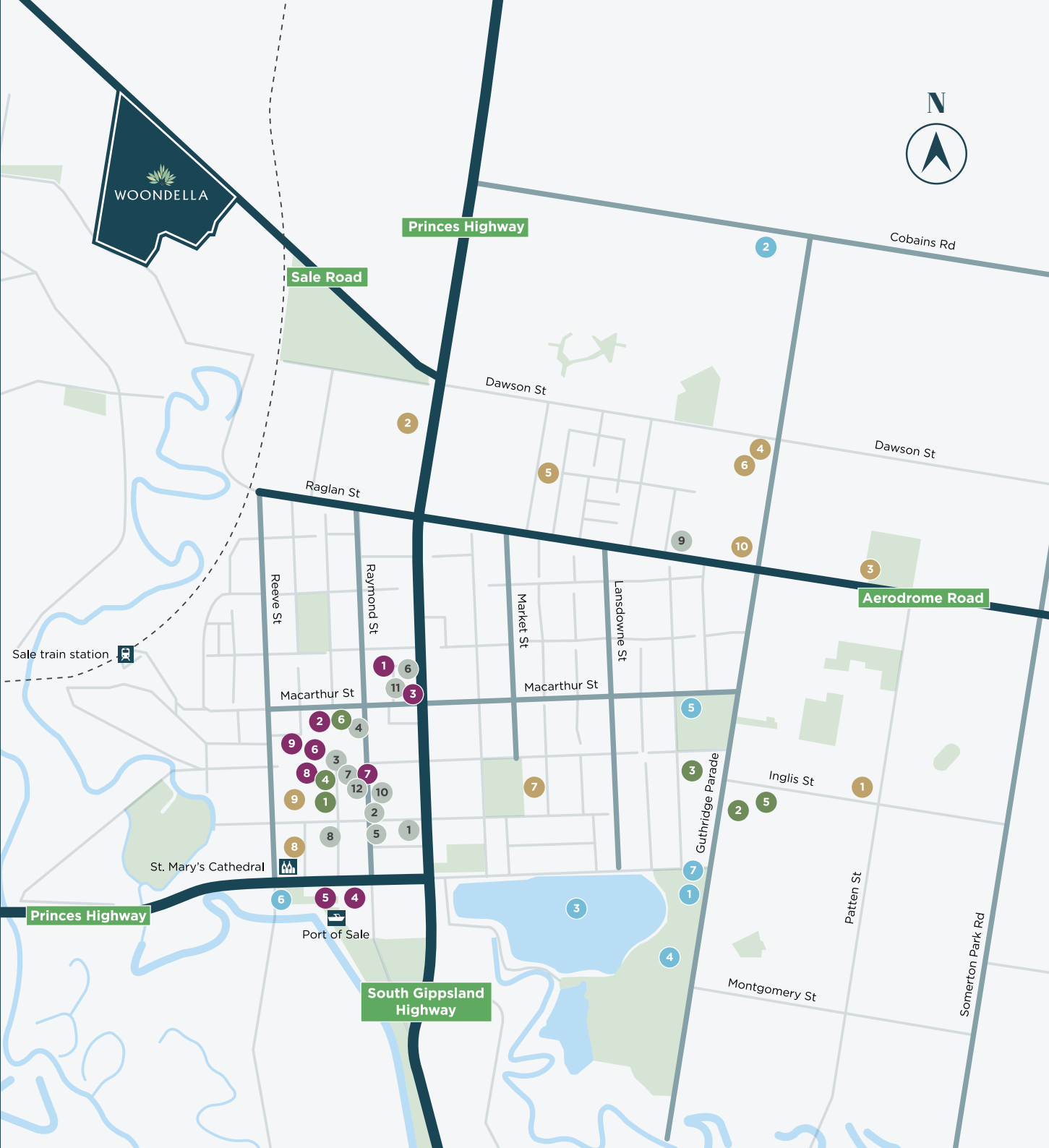
- 1. Desailly Medical Centre
- 2. Fitzpatrick House
- 3. Gippsland Base Hospital
- 4. Gippsland Women's Health
- 5. Inglis Medical Centre
- 6. Latrobe Community Health Service

SHOPPING & ENTERTAINMENT

- 1. Aldi
- 2. Bunnings
- 3. Coles
- 4. Esso BHP Billiton Wellington Entertainment Centre
- 5. Gippsland Art Gallery
- 6. Gippsland Centre
- 7. Raymond Street shopping precinct
- 8. Sale Cinemas
- 9. Woolworths

MAP KEY

- Parkland
- Rivers and lakes
- Train line





# Location & surrounds.

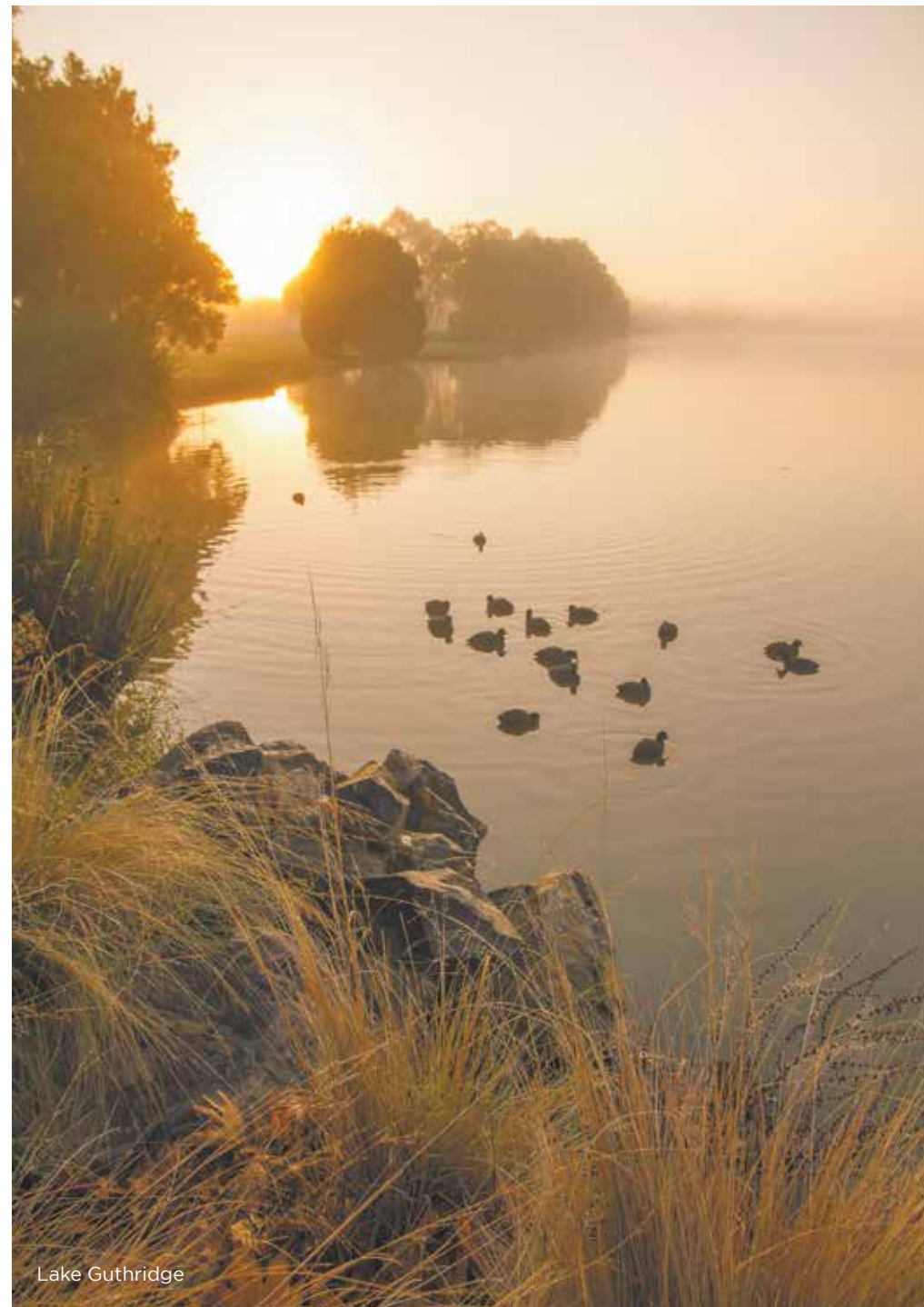
WOONDELLA IS LOCATED ON THE NORTH-WESTERN FRINGE OF SALE, AN ESTABLISHED RURAL COMMUNITY IN VICTORIA'S GIPPSLAND REGION.

Surrounded by spectacular natural scenery, yet only a short walk to Sale's bustling city centre, Woondella represents the perfect balance between urban and rural living.

Sale is well serviced with excellent road and railway links connecting residents with Bairnsdale, the greater Gippsland region and Melbourne.

The surrounding countryside is a nature lovers delight with red gum woodlands, freshwater marshes, abundant birdlife and awe-inspiring national parks close by.

Sale's Botanic Gardens is a local favourite, situated next to the Lake Guthridge parklands precinct.







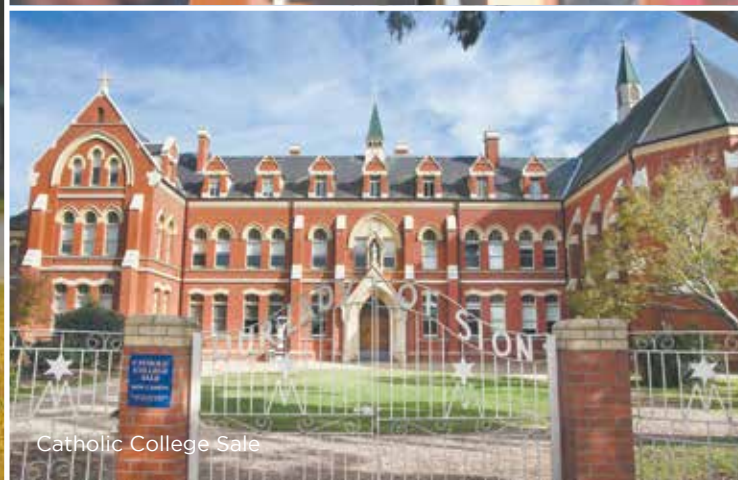
Wild Honey Café



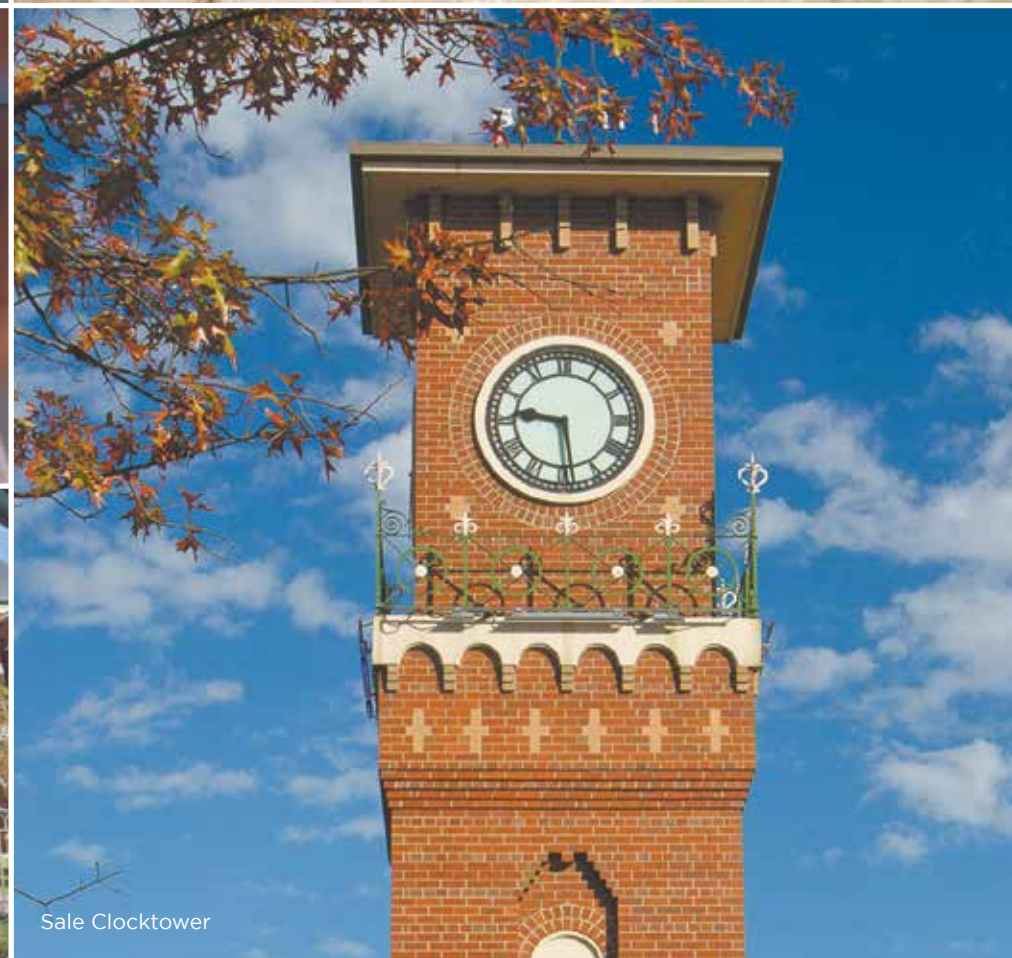
St. Mary's Cathedral



Mister Raymond Café



Catholic College Sale



Sale Clocktower

# Community & lifestyle.

WOONDELLA IS A GATEWAY TO THE COUNTRYSIDE, TO THE CONVENIENCES OF SALE AND OFFERS AN UNRIVALLED LIFESTYLE THAT ONLY THE GIPPSLAND REGION CAN OFFER.

Woondella is part of a vibrant community that shares a close connection to the land.

For those who love to catch-up with friends, take a minute to relax at the Port of Sale precinct with its fine selection of cafés and restaurants. Or soak up some local culture at Gippsland Art Gallery, a thriving arts hub since 1965 and host to inspiring artists of national and international significance.

For the more adventurous, Sale is host to many exciting leisure options. From exploring the vast Gippsland lakes and waterways by boat, to riding bikes around Lake Guthridge, there are an abundance of activities for all ages to enjoy.

With Sale's rich history, excellent local amenities and alluring surrounding countryside, Woondella represents an enviable way of life that residents will cherish for years to come.





# Building communities.

DEFENCE HOUSING AUSTRALIA (DHA) IS ONE OF THE COUNTRY'S MOST SUCCESSFUL GOVERNMENT BUSINESS ENTERPRISES.

We were born out of a need to create a better existence for Defence families. Across our more than 25 years of business, we have strived to achieve this most noble task.

Today, we build communities for all Australians. We are proud to say that these communities not only exceed industry standard, but are award-winning. Innovation and sustainability is incredibly important to DHA. We have a pipeline of more than \$3 billion committed to produce cutting-edge developments across the country.

With the ongoing support of our many happy investors and our valued partners, we will continue to build futures for all Australians.

Visit [dha.gov.au](http://dha.gov.au) to find out more.





**Sale**

**Call 5144 4575**  
or visit [www.woondella.com.au](http://www.woondella.com.au)



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