
Modern living, in an
established locale with a
progressive future - welcome
to life on 2nd Avenue.



Artist impression

SECOND AVENUE
BLACKTOWN
II



Artist impression

THE LANDMARK QUALITY GUARANTEE

Landmark offers apartment owners an extended warranty to the building structure from 6 years as required under NSW law to 10 years unreservedly.

It does so of its own volition based on confidence in its product. This guarantee is transferable or assignable to any subsequent apartment owner during the life of the guarantee.

To the best of our knowledge Landmark is the only developer in NSW offering such a guarantee.

Structure covers all load bearing aspects of the building, from basement, walls and rooftop. Of course, it can't cover if the structure was tampered with or modified, extraordinary acts of nature, or any cause beyond the reasonable expectations or control of the developer.

CREATING OUTSTANDING RESIDENTIAL COMMUNITIES WHERE PEOPLE LOVE TO LIVE

Landmark is an Australian residential property developer specialising in creating attractive developments in places where people love to live, ideally located close to transport, shops, cafes, restaurants and parks.

With over 20 years' experience, we've successfully completed thousands of apartments and luxury homes across Sydney, from the North Shore and Northern Beaches to the Sutherland Shire and Western Suburbs.

Importantly, our 'Landmark Quality Difference' sets us apart. We offer an extended 10-year Structural Warranty on all our buildings beyond NSW's statutory 6 years*. We don't use combustible cladding or materials and take extra care with waterproofing and mould protection. Landmark also follows a rigorous proprietary quality assurance regime, dedicated to rectifying any post-completion anomalies quickly and effectively.



Artist impression

Victoria & George, Kogarah pictured on this spread.



EXTENDED STRUCTURAL WARRANTY & QUALITY CHECKS

Landmark Standard	NSW Legislation or Australian Standard
10-year warranty	6-year warranty
Structure designed by expert, certified structural engineer.	No requirement
Independent peer expert review of design by leading structural engineering company.	No requirement
On-site structural inspections of structure, every key juncture, for every level. This ensures every critical detail is checked, BEFORE it is covered by cladding or other materials.	Engineer signs off at end of project that structure has been erected in accordance with the design.
Many key structural junctures are photographed for long-term records.	No requirement

NO COMBUSTIBLE CLADDING OR MATERIALS & FIRE TESTING

Landmark Standard	NSW Legislation or Australian Standard
Landmark uses NO combustible cladding or materials in its buildings.	Standards allow for combustible materials may be used in areas that are fitted with sprinklers.
In Landmark 100% of certificates are checked for compliance, with certificates recorded.	Requirement that only 30% are checked.
Landmark tests 100% of all fire shut-off louvres.	No requirement
Landmark completes testing with the Fire Brigade on 100% of our projects to ensure safe and compliant.	Testing required to obtain completion certificate.



A VERTICAL COMMUNITY LIKE NO OTHER

Artist impression

Embrace contemporary living in a like-minded neighbourhood. 2nd Avenue gives you the fortuity to enjoy a residence that is complete with all the makings for a life well lived. Choose from one or two bedroom apartments with study options, and have exclusive

passage to wonderful common BBQ and lawn spaces that extend right up to the rooftop. High quality and affordable apartments designed for the future - now is the time to make your lifestyle dream a reality.



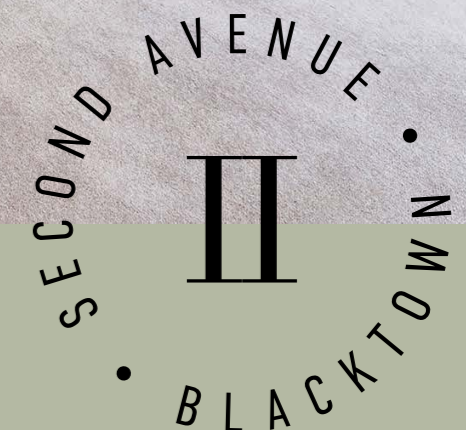
Artist impression

BLENDING SPACES FOR OPEN PLAN LIVING

Architecturally designed for how we all live today, the interiors provide plenty of flexibility so you can tailor them to suit your lifestyle. With plush textured carpet throughout, staying at home has never been more comforting. Open plan kitchens are complete with high quality European appliances, sophisticated stone benchtops and a generously proportioned breakfast bar that creates a wonderful focal point. All living areas spill out onto private balconies, with many boasting district views. Each apartment also has basement parking which can be accessed directly via one of six lifts.



Disclaimer: This image is of a recently completed Landmark project. Layouts and furnishings are indicative only, and are only shown for reference to the finishings.





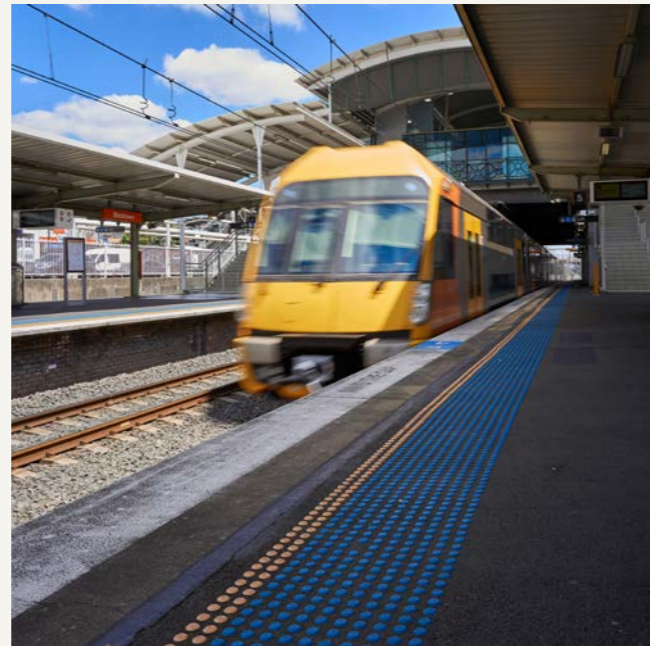
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2ND AVENUE
BLACKTOWN

A LOCALE ON THE RISE

Blacktown is an established and integral part of Western Sydney. Over the years, its growing population has helped it develop as a thriving suburb which continues to be the focus of significant infrastructure, making it an epicentre for many. Blacktown train station is just 450m away and provides direct express services into the Sydney CBD and Parramatta via both the Western and Cumberland lines. Everyday amenities and conveniences are in abundance - Westpoint Shopping Centre and the Main Street precinct have all one would need, and it's just a short walk or drive. 2nd Avenue itself is destined to be home to a number of great ground floor retail and service offerings to make life even easier.



With everything an effortless walk or drive away, there is never a reason to venture too far from home.

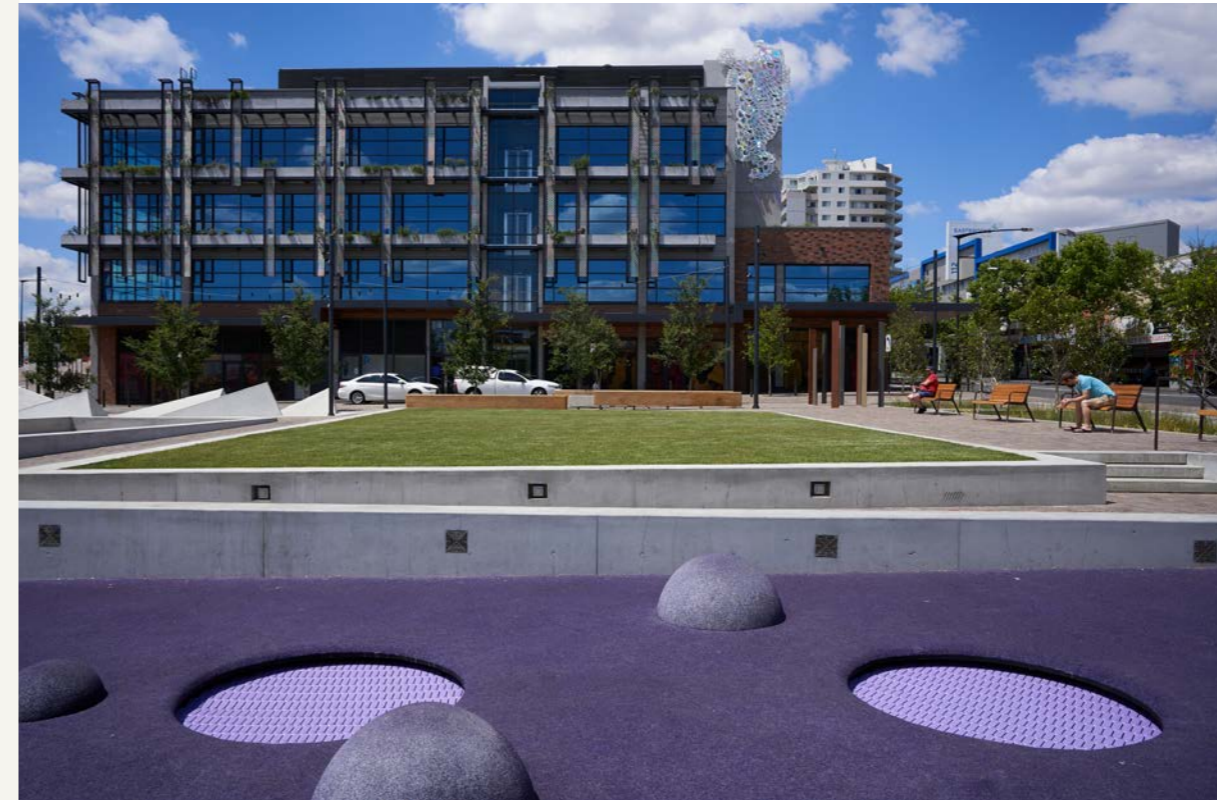


2ND AVENUE BLACKTOWN





As a socially designed community, Blacktown has a plethora of entertainment and recreation for all walks of life to enjoy.



Great restaurants, cafes and culinary destinations are making their mark here, delivering a range of cuisines that span the globe.



The area's rich culture, diversity and history is proudly showcased at the Blacktown Arts Centre and other public spaces.





As Western Sydney grows and becomes home to such a significant population, it continues to benefit from major infrastructure projects across many sectors including education, health, transport and civic facilities. This includes the Western Sydney International Airport in Badgerys Creek which is due for completion in 2026 and will present 28,000 employment opportunities to the South West region. A Metro-Western Sydney Airport Line, also due in 2026, will consist of six new stations and provide direct access to the airport.

Significant investment is being spent on an Australian Catholic University Campus in Blacktown, as well as an International Centre of Training Excellence which will provide leading facilities, sports medicine and rehabilitation services.

As Sydney's population expands, the West is now becoming more central than ever and a multitude of business parks nearby are now home to leading national and international names. Over the next 15 years it is predicted that a total of 24,772 new jobs will be available in surrounding areas.

DINING

- 1 Two By Four Cafe
- 2 Young Lions Cafe
- 3 Main Spot Cafe
- 4 Cafe Luna's Ray
- 5 Blackbear BBQ
- 6 El Jannah
- 7 The Grounds Keeper Café

PARKS

- 8 William Street Park
- 9 Chester Park
- 10 Francis Park
- 11 Chang Lai Yuan Gardens

TRANSPORT

- 12 Blacktown Station

RETAIL / ENTERTAINMENT

- 13 Westpoint Shopping Centre
- 14 Blacktown Showground
- 15 Raging Waters Blacktown
- 16 Western Sydney Zoo
- 17 The Blacktown Arts Centre

EDUCATION / HEALTH

- 18 Blacktown University and Campus
- 19 Max Webber Library
- 20 Blacktown Hospital





DKO ARCHITECTS

Since 2000, DKO Architects has grown from a small team to a practice of over 200 design professionals across Australia, New Zealand and Southeast Asia. From comprehensive residential communities, to luxury hotels, unique hospitality and workplace interiors, urban design and large-scale planning, their team is committed to creating projects that will stand the test of time.

High quality architecture, a collaborative approach with clients and an eye for innovation results in delivering statement developments that respect its society's fabric, serve the community and those who choose to work, live and play there.

Their approach to design heavily considers the planet's economic, cultural and environmental futures, ensuring that what is brought to life not only is aesthetically sound and of the best quality, but helps to enhance the world in which we live in.

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