

# Village most welcoming

Residents of the vibrant new community, so conveniently close to Townsville CBD, are very happily singing its praises, writes property editor **Lydia Kellner**



OONOONBA residents have given their favourite local estate two emphatic thumbs up.

More than 75 per cent of all homeowners living at The Village say the estate has met or exceeded their expectations and a massive 95 per cent would recommend living there.

The statistics are the result of a recently completed resident survey conducted on behalf of the estate's master developer Economic Development Queensland.

EDQ commissioned the comprehensive research to further understand the experiences and

aspirations of residents at The Village, to cultivate and build on the strong community bonds that now exist.

Located just 3.5km or five minutes' drive from Flinders Street, The Village is the closest broad acre development to Townsville's CBD and once completed, the 83ha riverfront site will be home to about 1000 families.

Designed as a vibrant inclusive community, The Village offers a diverse mix of high quality homes ranging from executive-style terrace dwellings through to impressive waterfront homes.

The survey results clearly indicate that The Village is popular with young, professional couples with 62 per cent of residents being aged under 35 and almost half employed in professional or management roles.

It is also evident that The Village provides an excellent opportunity for first home buyers to enter the property market, with this sector well represented, making up almost 66 per cent of residents.

So what attracted them to The Village in the first place? Overwhelmingly it was the location – close to the city and with easy access to Fairfield Central and the Ring Road.

"We can be in the city within five minutes and at the uni or hospital in less than 15, this place is just so convenient," said one respondent.

In addition to the unrivalled location, residents indicated that the

attainable property prices, large parks, community feel and river aspects were key motivators for buying into The Village.

"Proximity to the city and my workplace are important. I love the walking paths and parklands and am pleased that the established trees have remained, keeping the area as natural as possible," commented another happy resident.

While home buyers generally report that searching for the best place to build or buy a home is a long and tedious experience, The Village seems to have short-circuited the process, with over a third of residents saying The Village was the first and only option they considered.

"I think this is the most community oriented suburb I've ever lived in, it makes an effort to get the community together," said one resident.

"Everyone is so friendly and close knit. I have nice neighbours and love the 'Meet and Mingle' events they hold," commented another.

EDQ general manager Greg Chemello said: "We are still growing The Village community and regular contact with residents helps us to keep a strong perspective on how well we are meeting their needs, to ensure The Village is the perfect place to live."

The research identified that parking for visiting relatives and friends is an issue, particularly during construction work along connecting roads.



SITTING PRETTY:  
Tammy Tyrell at  
home in The Village.