

OWN THE CITY<sup>®</sup>  
METROPOL



GEOCON





# OWN THE CITY



Striking, edgy, sophisticated. METROPOL is an inspired new residential statement for Canberra's most savvy.

Centrally-located and boldly created, it presents an inner-city habitat where vertical lines and angled façades deliver a commanding street presence.

The finest quality of urban and suburban living meld into one, just moments from bustling Canberra Centre and the tranquility of Glebe Park.

Why just live in the city,  
when you can own it?





## LIVE A BOLD LIFE

Every detail, beautifully considered.  
METROPOL is a cosmopolitan inner-city  
haven for those who believe life should  
be lived, and lived well.





# WHERE CANBERRA LIVES LAVISHLY

## STAND TALL. LIVE BOLD.

Selection of 1, 2 and 3 bedroom  
apartments and two-storey SOHO  
terraces with courtyards

Private penthouse on Level 8 with infinity  
edge pool overlooking Glebe Park  
exclusively for resident use

Choose from three interior design schemes

Private underground parking

Three separate buildings connected  
via large outdoor courtyards

1-minute walk to the Canberra  
Centre and CBD

6-minute walk to Braddon restaurants  
and cafés

8-minute walk to Lake Burley Griffin

10-minute walk to ANU

12-minute drive to Canberra  
Domestic and International Airport



INSPIRED BY  
CANBERRA'S ICONIC  
CIVIC BUILDINGS,  
VERTICAL LINES &  
ACUTE ANGLES FUSE  
TO CREATE A BOLD  
NEW STATEMENT  
OF LIVING.

Nicky Drobis & David Sutherland  
Fender Katsalidis Australia



The Inside View  
*by Fender Katsalidis  
Architects*

WHAT MAKES THE METROPOL  
LOCATION SO UNIQUE?

The site really is intriguing. It's a very important part of Canberra, where Ainslie Avenue comes and meets the city. This provides a transition from the city to the suburbs, meaning you can enjoy the best of life outside the city yet still capture everything the CBD has to offer – because it's right across the road.

METROPOL sits on a wonderful axis, with a radiating arm that extends from the heart of Canberra all the way up to the bushlands of Mount Ainslie. This gives the entire precinct – comprising three distinctly different yet carefully connected buildings – a rich and unique duality.

You're just moments from Glebe Park, the Canberra Centre, Braddon and Lake Burley Griffin. It's quite remarkable to have so much so close.

HOW WOULD YOU DEFINE  
THE METROPOL VISION?

We were very conscious of trying to create a meaningful sense of place at METROPOL. This part of Canberra has played a symbolic role in the city's history, due to its location on the Walter Burley Griffin plan. Griffin used major avenues to connect many of the key symbols of Australian democracy with the topography of Canberra and METROPOL sits directly on one of those, Ainslie Avenue.

The other consideration for us was that Canberra is one of few capitals where the city immediately meets suburbia. We wanted to capture this through a vision that is both urban and suburban.

To achieve this METROPOL features a butterfly design that creates a delightful flow and rhythm throughout each of the buildings, each with a different flavour yet still closely connected, while also embracing a vertical design language with stepped, angular forms and 'zigarat' façades. Most Canberra residential developments tend to be more horizontal.

WHERE DID THE DESIGN  
INSPIRATION COME FROM?

METROPOL had quite a few strands of inspiration. If you look around Canberra you'll see a lot of apartment buildings that look very similar. We took a boldly different approach.

Given the historic location, we drew great inspiration from some of the extraordinary civic buildings in Canberra such as the National Gallery, the High Court of Australia and the Carillon. They're from different architects and eras, but there is something very essential about those buildings that we've harnessed with METROPOL.

They are all very sculptural buildings. They're very strong and robust buildings. But they're also very simple buildings. They have a material palette that is very restrained and proving to stand the test of time. It's a palette of beautiful concrete elements, glass and precious metal finishes. These provide a soft, natural quality and age beautifully.

INSPIRATION

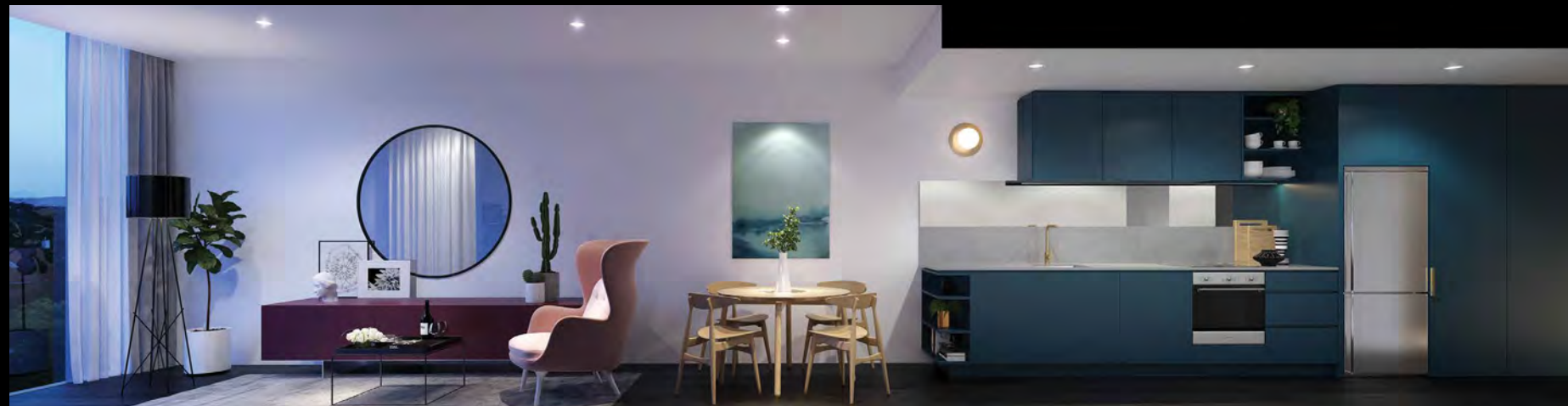


LIFE.  
UNCOMPROMISED.

THE CHOICE IS YOURS

METROPOL delivers Canberra's most elegant city living with views across Inner North to Mount Ainslie or across the city to the Brindabella Mountain Range.





## LIVE AT THE HIGHEST LEVEL



Immaculately conceived. Expertly crafted.  
Beautifully appointed. METROPOL delivers a bold  
new definition of Canberra city living.

With a vibrant mix of contemporary townhouses,  
apartments and private resident amenities,  
this is a place to have it all. Then ask for more.





# PRIVATE PENTHOUSE



Level 8 boasts one of the most innovative features of METROPOL, a luxurious penthouse available for the exclusive use of residents and their guests.

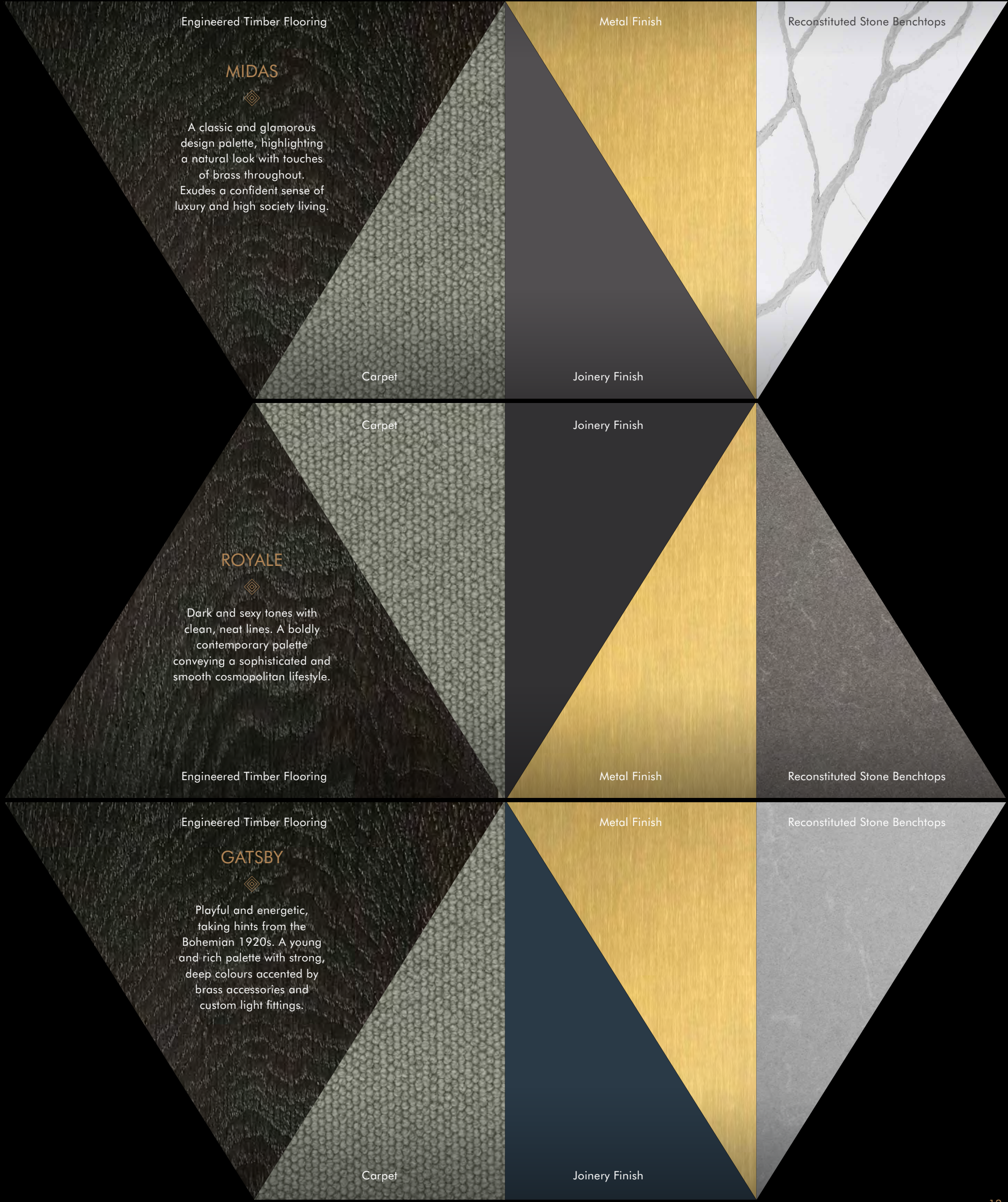
With stunning views across Glebe Park, gourmet kitchen, high-tech entertainment facilities and even a plunge pool, it's a place for METROPOL residents to reserve as and when required, be it for a special night 'away', a private function or impressing visiting friends and family.

# PREMIUM TOUCH. PERSONAL FLAIR.

Own your piece of the city. Make it yours by selecting from three sophisticated interior design schemes, inspired by the dark and moody atmosphere of the 1930s music scene. Crisp lines and surprising details combine with elegant contrasts of materials and colour to create a rich canvas for cosmopolitan apartment living.

# ALL APARTMENTS FEATURE:

- SMEG appliances
- Ducted range hoods
- Induction cooking
- Undermount sinks
- Engineered timber flooring
- Reconstituted stone benchtops





DREAM  
BIG.  
LIVE  
BOLD.

DREAM  
BIG





Brindabella  
Mountain  
Range

Historic  
Reid Suburb

Casino  
Canberra

Crowne Plaza  
Canberra

Glebe Park

National Museum  
of Australia

Lake Burley  
Griffin

Canberra  
Centre

QT  
Hotel

Canberra  
CBD

Canberra  
Theatre

Supreme Court  
of Australia

Australian  
National  
University

Garema  
Place

Black  
Mountain

# OWN THE CITY METROPOL

## LIFE, ON YOUR DOORSTEP

METROPOL puts you within moments of every imaginable amenity. Food and fashion. Entertainment and leisure. Universities and schools. Bars and nightlife. Set foot outside at any hour, day and night, and walk straight into the epicentre of contemporary Canberra.

## BRADDON SUBURB



# TRAVEL WITHOUT MOVING



Immediately adjacent to Canberra Centre and Glebe Park, METROPOL offers effortless access to everywhere and beyond.

Car. Bus. Metro Lightrail. Bicycle paths. Walking tracks. It's all there, ready whenever you are, allowing you to live life to the fullest as you set forth from Canberra's most brilliantly connected transportation hub.



## DRIVE

Standing at the junction of Canberra's major road corridors, METROPOL is the perfect base to reach every corner of the city quickly.

With easy vehicle access to Constitution Avenue, Northbourne Avenue, Barry Drive and Parkes Way, all apartments include private underground parking for residents.



## WALK & CYCLE

If you prefer to travel under your own steam, be it for work, study or pleasure, METROPOL is the perfect base.

Immediately adjacent to Canberra's extensive bicycle and jogging path network, head south to access the parklands surrounding Lake Burley Griffin and beyond, or travel northwards towards Downer and Belconnen.

The prestigious Australian National University is within easy walking distance.



## BUS

Canberra's extensive bus network is at your door.

The City Bus Station is just 5-minutes away on Mort Street, with routes taking you to every corner of the city and beyond.

Numerous routes also stop immediately outside METROPOL, taking you towards the city's south and east, including Canberra Airport.

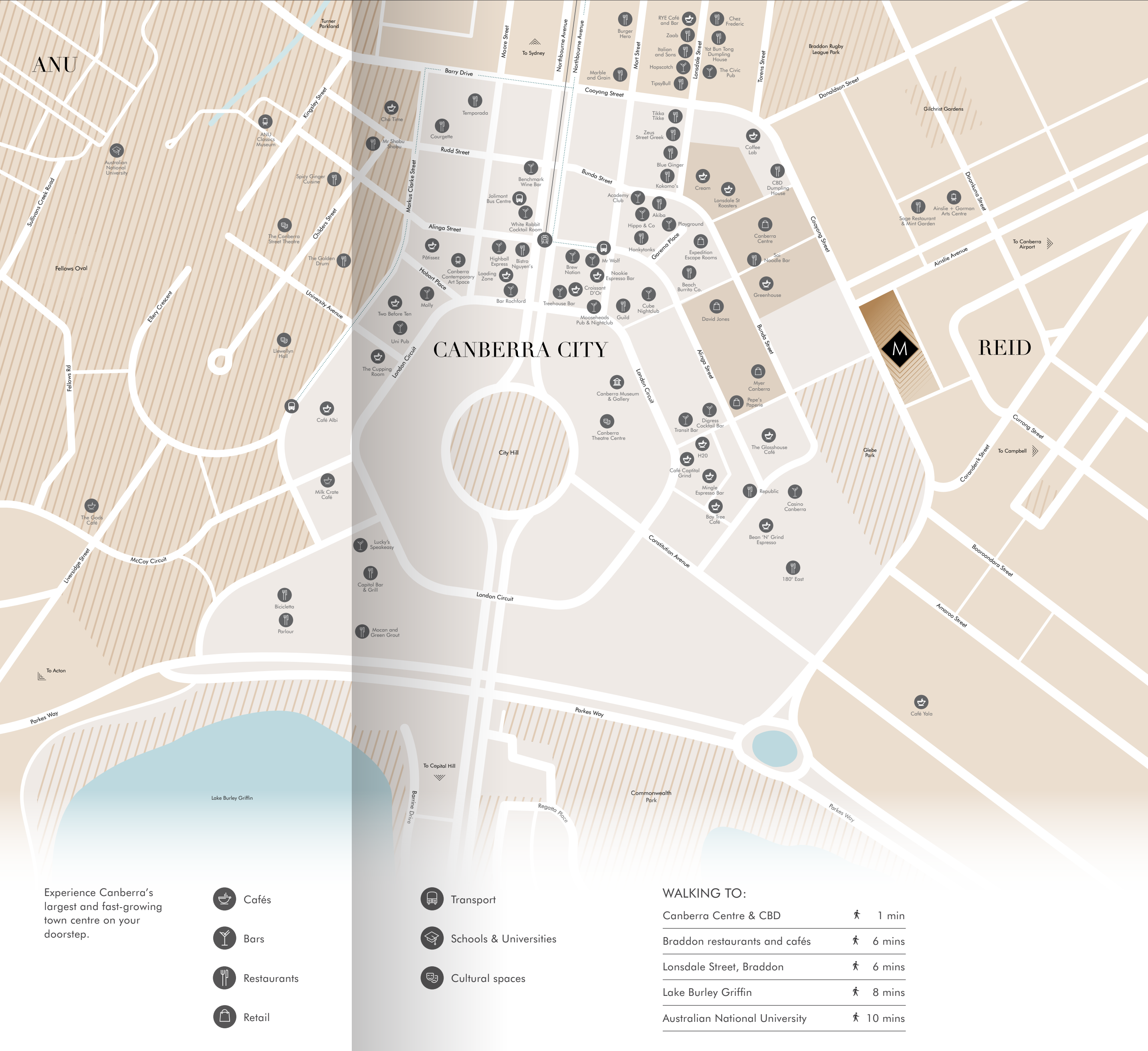


## LIGHT RAIL

Stage 1 of Canberra's world-class Capital Metro Light Rail Network will open in early 2019.

Providing fast and easy connections from the heart of the CBD to Gungahlin in the north, the route includes frequent stops along Northbourne Avenue and Flemington Road. Peak hour services will run every 6-minutes.

Stage 2 has also been endorsed by the ACT Government with planning underway to deliver a new City to Woden service in the south.







# RETAIL NIRVANA



Farmer's markets or groceries.  
Luxury brands or department stores.

Whatever you're looking to buy, it's all  
close at METROPOL, with the city's most popular  
shopping precincts at your door.

The award-winning Canberra Centre, literally moments  
away, boasts more than 100 department and specialty  
stores including David Jones, Myer, Cue, General Pants,  
Apple and the new beauty and lifestyle precincts  
of the revitalised Monaro Mall.

For a change of pace be sure to sample  
the nearby Braddon markets on weekends.







FOOD.  
GLORIOUSLY.



Taste everything Canberra’s food scene has to offer.  
Fine dining. Bar food. Alfresco. Quick eats.  
Cheap and easy takeaway. Anything. Any time.

METROPOL is the place to enjoy the cuisine you want,  
when you want it. Just some of your local food haunts  
will include the CBD Dumpling House, Sammy’s  
Kitchen, Akiba and Sage Dining Room. One thing  
is certain, you’ll never go hungry.





## WHEREVER THE NIGHT TAKES YOU

METROPOL is the gateway to Canberra's most vibrant nightlife. Stroll across the road to explore the edgiest CBD bars, clubs and music venues, including Kokomos, Hippo Co, CUBE and Academy.








## OWN THE NIGHT



Head north to savour the urban delights of Lonsdale Street. Film buffs will enjoy the nearby Dendy Cinema with nine fully-licensed theatres.

While following a recent multi-million dollar refurbishment, the Canberra Casino offers the inner city's finest selection of bars and entertainment, 24/7.





RAISE  
EXPECTATIONS.  
AND  
EYEBROWS.



Where Vision meets Experience  
by GEOCON Developers

# EXPERIENCE METROPOL CANBERRA

## THE METROPOL VISION IS RICH, BOLD AND ASPIRATIONAL. IS CANBERRA READY FOR IT?

Absolutely, yes. Canberra is transforming from an urban, sprawling, suburban city, into a dense, beautiful, cool capital.

METROPOL is playing a part of that transformation by creating something very unique and special, with striking architecture, unique amenity and one of the best locations in Canberra, on a prominent street overlooking Glebe Park. I believe METROPOL is going to be one of the best places to live in the city.

## WHAT GETS YOU EXCITED ABOUT METROPOL?

METROPOL is a striking new style of residential architecture for Canberra, that's been exciting for everyone involved.

It's certainly one of the most unique offerings we've seen in the market, with some of the best amenity on offer anywhere in Australia.

Being specific, it's hard not to covet the location and the way it radiates outwards from the city centre, drawing you all the way up to Mount Ainslie. We worked long and hard to secure this site, and we're so glad we did. It's one of the most prominent locations in Canberra. The shared penthouse on Level 8 is another spectacular touch, with breathtaking views and facilities.

We're also thrilled with the design vision and the way it takes inspiration from Canberra's past, yet interprets it in a boldly modern way. It's just so different to anything else in Canberra.

## WITH ITS BOLD DESIGN AND VIEWS ACROSS GLEBE PARK, METROPOL INVOKES FEELINGS OF CENTRAL PARK IN NEW YORK. WAS THAT INTENTIONAL?

Very much so. Since GEOCON began we've been determined to really push the boundaries and fast-track Canberra's evolution from 'big country town' into a proud, vibrant and truly international city.

Our inspiration unashamedly comes from the world's great cities, and you don't get any greater than New York and Manhattan.

## METROPOL SETS AN INCREDIBLY HIGH BENCHMARK. HOW CAN YOU POSSIBLY BEAT IT NEXT TIME?

What a lovely problem to have! I agree it won't be easy, for us or anyone else. But that's what drives us to create bold projects like METROPOL.

We want to challenge everything. Reshape what's possible. Push the limits. Create an iconic Canberra. Create beautiful new places for generations to come. If that's the GEOCON legacy for Canberra, we'll all be very proud.

OUR INSPIRATION  
COMES FROM THE  
WORLD'S GREAT  
CITIES – AND YOU  
DON'T GET ANY  
GREATER THAN NEW  
YORK & MANHATTAN.

Nick Georgalis  
Founder & Managing Director,  
GEOCON





# THE GEOCON STANDARD

Your life is your story – and we aspire to be a part of it. Home isn't just the space you live in, it's your surroundings, the lifestyle you enjoy and the people you love.

We're committed to delivering the best product and service we can and that means always going above and beyond your expectations, where extraordinary becomes the normality.



## IN-HOUSE CONSTRUCTION

Buying your off-the-plan apartment from a company with its own in-house construction and development team ensures quality, and efficient delivery.

We stand by our product, we don't run away from our customers and we are here for the long run.



## SOLID TRACK RECORD

Know that your builder will strive to get you into your apartment as quickly as possible without taking short cuts or compromising quality.

We have a proven track record in delivering large scale high quality apartments to the market place on time and on budget.



## HIGH-RISE EXPERTS

When you buy an apartment from us, you're buying from a trusted team that specialise in high rise developments in Canberra.

By continually pushing the boundaries we have become pioneers in high-rise living in the ACT, delivering the tallest residential building to the market – the landmark Wayfarer building in Belconnen.



## VALUE FOR MONEY

Save money when you buy one of the best value for money apartments in the ACT.

We deliver apartments on an unrivalled scale to the Canberra market, which allows us to pass on our savings to our customers.



## FURNITURE STYLING SUPPORT

Fill your new home with the latest design trends from one of Australia's leading furniture and homewares suppliers.

We have partnered with Matt Blatt to deliver a range of services for our customers, such as store discounts to furnishing display apartments and common areas for ideas and inspiration of how to utilise your space.



## LEADING-EDGE AMENITIES

From impressive pools, spas and saunas to viewing decks, entertainment platforms, outdoor dining and private resident lounges, you can live the resort experience every single day.

Going above and beyond the standards set by our competitors, our developments feature leading amenities that have true luxury appeal and take apartment living to the next level.



## HIGH-END INCLUSIONS

Your apartment comes fitted with industry leading appliances, fixtures and finishes that are on-trend and come with superior product warranties.

These features mean you have less things to worry about before moving in, or finding tenants, and increases the value of your apartment.



## DOUBLE-GLAZED WINDOWS

Double glazing increases the insulation to your windows to keep you warmer in winter and cooler in summer, thus saving you money on your energy bills.

We go the extra mile to enhance the energy performance of all our projects and to deliver comfort and long term value to our purchasers.



## SUPERIOR DESIGN APPROACH

Working with the best design team ensures your apartment will receive superior design treatment.

Our market leading position allows us to collaborate with the best architects and designers across Australia, ensuring long-term capital growth and sustainability in your investment.



## DELIVERING ON QUALITY

Feel secure knowing that buying one of our apartments means you're getting superior quality every time.

We sell and deliver the most apartments per year in the ACT, which wouldn't be possible without producing a quality product every time.



## 24/7 TECHNICAL SUPPORT

Get the answers you need when you need them with our industry leading platforms, technologies and communication systems.

From initial purchase, to construction updates, completion, settlement and post settlement, we are here to support you and make sure your experience is a memorable one.



## PERSONALISED DEALS

From low deposits that make it easier to save for an apartment to rewards that give you money to spend how you choose, our deals are tailored to your circumstances, budget and lifestyle.

Whether you are a first home buyer, downsizer or investor, our competitive deals are designed to help get you into the market.



## GREAT CANBERRA LOCATIONS

Buying one of our apartments means living or investing in Canberra's most desirable locations that are close to services, amenities and transport and will add long-term value to your purchase.

Delivering projects in town centre locations contributes to the broader densification of Canberra, building vibrant urban communities.



## LIGHT-FILLED APARTMENTS

An abundance of natural light makes your apartment feel warm and spacious while reducing your energy usage.

We design our apartments to capture as much natural light as possible using strategic layouts in combination with simple mechanisms like solar orientation, aspect, glazing locations and extent.



## BUYING MADE EASY

Get the answers you need to questions about price and apartment availability at the touch of a button, ensuring you always receive transparency and certainty.

Our cutting edge technologies and market innovations make the process of buying an apartment easier, faster and more convenient.



## SPACIOUS STORAGE SOLUTIONS

Spacious built in wardrobes and external storage units located near car parking facilities are just some of the space saving features of your apartment.

Our apartments are designed for everyday living, which means having enough storage that is both useable and functional.



# MEET THE METROPOL TEAM



## FENDER KATSALIDIS ARCHITECTS

Founded on the philosophy of innovation through collaboration, Fender Katsalidis is a highly awarded, multi-disciplinary international design firm whose work influences built environment thinking across the globe. Specialists in multi-residential, cultural and hotel typologies, they deliver holistic solutions in architecture, masterplanning, urban design and interiors.

They provide solutions notable not only for their design quality, but also their civic contribution and economic mindfulness.

Other high profile projects include Canberra’s acclaimed NewActon precinct and the MONA gallery in Hobart.



## GEOCON BUILDING CANBERRA

Canberra-based GEOCON is a powerhouse integrated property enterprise with capabilities across development, construction, hospitality management and investment. Our hallmark is architecturally stunning buildings that deliver a new standard of contemporary living, powered by world-class innovation and refreshingly accessible pricing that redefines urban living for the Canberrans of today and tomorrow.

Founded on a strong entrepreneurial culture, we believe in continually breaking new ground. From our earliest days in construction, to the formation of GEOCON a decade ago, we’ve been passionate about our city and building its future. We deliver a level of amenity and quality inclusions that is unparalleled in Canberra. We’re also proud to be leaders in sustainability, client service, project execution and pricing.



## OCULUS

OCULUS’s work is an amalgamation of urban design, landscape architecture and architecture itself. Their business is founded on the belief that people and their interactions form the core of great public spaces, with a focus on creating designs that connect people to one another and to the larger environment – a dialogue between the individual and the collective that is physical, sensorial, phenomenal and, at times, indescribable.

OCULUS believe that the design of public space is most powerful when the skills and expertise of all disciplines are encouraged to mix freely and openly; when boundaries are blurred and potentials explored.

# GEOCON PROJECTS

## REPUBLIC

The architectural firm Fender Katsalidis who are behind Canberra’s NewActon, Melbourne’s Eureka Tower and Hobart’s MONA are the creative minds behind Canberra’s newest mixed-use precinct – Republic.

The exciting new precinct will include public car parking for more than 300 cars; mixed use commercial, retail and enterprise start-up spaces; publicly available gardens, street and amphitheatre and a top floor observatory deck with views over Canberra; residential and serviced apartments; and a hotel.

Construction commencing 2018



## WAYFARER

Wayfarer is the tallest apartment building in Canberra. It’s a place that reaches for new heights in so many ways.

With its imposing and beautiful façade, grand entrance, sun-drenched apartments, sky lounge, rooftop pool, and unrivalled views over Canberra, Wayfarer is the epitome of first-class inner-city living.

And, with features like over-sized balconies and kitchens designed by renowned chef Tetsuya Wakuda, you can rest assured that Wayfarer is about more than mere aesthetics.

Completed 2016  
SOLD OUT

## DUSK

One of the most ambitious stages of the acclaimed Republic precinct in Belconnen, DUSK delivers a sharp urban edge that challenges conventions and expectations. With an abundance of amenity and breathtaking vistas across Black Mountain, University of Canberra, Lake Ginninderra and beyond, it provides a rich new definition of contemporary living that celebrates community and lifestyle, with unrivalled value for money.

Construction commencing 2018



## MIDNIGHT

Midnight is an urban oasis that never sleeps. Located brilliantly between Northbourne Avenue and the vibrant bar and café scene of Lonsdale Street, it offers Braddon’s most contemporary fusion of sights, sounds and textures to stimulate every sense at any hour.

With a breathtaking mix of 1, 2 and 3-bedroom apartments, private resident lounges, pools and recreation facilities, bars, cafés and an exclusive hotel, it offers remarkable quality and value just minutes from the heart of the Canberra CBD.

Midnight puts any notion of ‘sleepy’ Canberra firmly to bed. Forever.

Construction commencing 2017  
SOLD OUT



# AUSTRALIA'S MOST THRIVING CITY

The numbers speak for themselves. Canberra is growing up fast, as it continues to evolve into a vibrant and modern city. It today boasts one of the most dynamic property markets anywhere in Australia.



\$234 MILLION

ACT Government Urban Renewal Program currently underway.

[www.apps.treasury.act.gov.au/\\_data/assets/pdf\\_file/0009/805734/2015-16-Infrastructure-Plan.pdf](http://www.apps.treasury.act.gov.au/_data/assets/pdf_file/0009/805734/2015-16-Infrastructure-Plan.pdf)



1.3%

House prices in Canberra jumped 0.6% in September, while across the last quarter prices rose by 1.3%

[www.canberratimes.com.au/act-news/canberra-house-prices-show-steady-growth-as-sydney-values-fall-20171002-gysn63.html](http://www.canberratimes.com.au/act-news/canberra-house-prices-show-steady-growth-as-sydney-values-fall-20171002-gysn63.html)



EDUCATED WORKFORCE

ACT population produces \$90 of value added per hour vs National average of \$75 per hour.

[www.investcanberra.com/media/6814/131210\\_economic\\_overview.pdf](http://www.investcanberra.com/media/6814/131210_economic_overview.pdf)



\$2.8 BILLION

ACT Government capital investment announced over the next four years in the 2015-16 Infrastructure Investment Program.

[www.apps.treasury.act.gov.au/\\_data/assets/pdf\\_file/0009/805734/2015-16-Infrastructure-Plan.pdf](http://www.apps.treasury.act.gov.au/_data/assets/pdf_file/0009/805734/2015-16-Infrastructure-Plan.pdf)



9.3 MILLION

Projected passengers per annum at Canberra Airport by 2033/34 (vs 2.9 million in 2013/14).

[www.canberraairport.com.au/wp-content/uploads/2014/03/Chapter-5-Airline-and-aircraft-movement-growth.pdf](http://www.canberraairport.com.au/wp-content/uploads/2014/03/Chapter-5-Airline-and-aircraft-movement-growth.pdf)



AUSTRALIA'S #1 UNIVERSITY CITY

Canberra has a higher percentage of its population studying at university than any other city in Australia. It also ranks in the Top 21 university cities in the world according to the QS student city rankings.

[www.studyabr.com.au/learn](http://www.studyabr.com.au/learn)



1.3%

Canberra Overall Rental Vacancy Rate, March 2017 (second lowest in Australia).

[www.allhomes.com.au/news/snapshot-canberra-vacancy-rates-still-tight-for-tenants-20160811-gapkx4](http://www.allhomes.com.au/news/snapshot-canberra-vacancy-rates-still-tight-for-tenants-20160811-gapkx4)



1 MILLION

ACT population forecast to 2050 with an average annual growth for Canberra of 0.95% vs Australian average of 0.66% p.a.

[www.cmd.act.gov.au/\\_data/assets/pdf\\_file/0007/119734/suburb-population-projection.pdf](http://www.cmd.act.gov.au/_data/assets/pdf_file/0007/119734/suburb-population-projection.pdf)



3<sup>RD</sup> BEST CITY

Canberra named Lonely Planet's third best city in the world to visit in 2018.

[www.canberratimes.com.au/act-news/canberra-named-lonely-planets-third-best-city-in-the-world-to-visit-in-2018-20171024-gz6xji.html](http://www.canberratimes.com.au/act-news/canberra-named-lonely-planets-third-best-city-in-the-world-to-visit-in-2018-20171024-gz6xji.html)



7.5%

Gross rental yields have increased by 7.5% for both houses and units over the past year, to 4.48% and 5.7% respectively.

[www.allhomes.com.au/news/rents-rise-faster-in-canberra-than-in-any-other-australian-capital-city-report-20170123-gttgea/](http://www.allhomes.com.au/news/rents-rise-faster-in-canberra-than-in-any-other-australian-capital-city-report-20170123-gttgea/)

LIVE  
BOLDLY.  
ACT  
QUICKLY.



# OWN THE CITY<sup>®</sup>

METROPOL

Find out more  
[metropol.geocon.com.au](http://metropol.geocon.com.au)  
Call 1300 97 97 57

**GEOCON**  
BUILDING CANBERRA

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