

First sod turned on Encompass apartments in Carlton

New homes in the cultural heart of cosmopolitan Carlton

- ◆ **Harris HMC** appointed to deliver Encompass apartments
- ◆ **First sod turned** on premium new residential building in the heart of Carlton
- ◆ Unique design by **Jackson Architecture includes stunning residents' rooftop lounge**
- ◆ **Over 50%** of the apartments sold to date

MELBOURNE, 15 DECEMBER 2021

Construction is now underway on the new Encompass apartments, with the first sod turned today on the site of what will become a minimum 5-star energy rated residential building in Melbourne's vibrant Carlton.

Designed by renowned architects Jackson Architecture and located on the corner of Elgin and Nicholson Streets, Encompass is a joint venture between Frasers Property Australia and Citta Property Group.

Harris HMC has been appointed as the builder and construction of the premium residential tower is expected to reach completion in mid-2023.

Sarah Bloom, General Manager Development Victoria, Frasers Property Australia, says the expansive city views, location just 2.5km from Melbourne's CBD as well as having local cafes, shops, and restaurants at its doorstep, make Encompass a popular choice for purchasers wanting to experience cosmopolitan Carlton.

"There is a real 'wow' factor to Encompass, not only from its impressive aesthetic design, but also its many sustainability features, such as water management initiatives, natural light and ventilation to every corridor, consideration of orientation and shading maximising light and ventilation to all apartments," says Ms Bloom.

"With all these benefits on offer in one place, it's no wonder that more than 50% of Encompass's apartments have already been sold.

"We're excited to get started and to mark this exciting milestone with our project partners and members of the community," she says.

Alister Woods, Director, Citta Property Group says Encompass combines stunning architecture with premium amenities for residents to create a compelling lifestyle offer for buyers.

"Encompass will elevate the local community with its striking design and range of quality resident facilities. The strong sales achieved to date demonstrate the value proposition Encompass represents and today's sod-turning means we're on the way to delivering a premium quality, sustainable, lifestyle-focused development that takes full advantage of its convenient and cosmopolitan Carlton location," Mr Woods says.

Geoff Dart, General Manager – Construction, Harris HMC says the company is thrilled to be delivering the Encompass apartments in a development that will take prominence in the Carlton landscape and connect the community.

"This high-profile project is a wonderful opportunity to inject new life into the area, support the local community by offering meaningful employment opportunities, and to deliver high-quality residences complemented by fantastic amenity for residents."

Encompass will feature a total of 115 apartments over eight floors, with a mix of one, two and three-bedroom apartments catering to a wide range of purchasers, from first home buyers and young families to downsizers and investors.

Each apartment will include its own private balcony or courtyard accessed by floor-to-ceiling sliding doors, 2.7m high ceilings to living areas, premium kitchen appliances as well as oak timber finish floors in living areas and 100% wool loop pile carpet in the bedrooms.

While the underground garage provides 114 private car spaces, residents can easily walk to all amenities or take advantage of the 48 dedicated bike spaces and ride to work. Prices start from \$422,500 for one-bedroom apartments, \$560,000 for two-bedroom apartments and \$905,000 for three-bedroom apartments.

Sitting just 2.5km from Melbourne's CBD and only a few blocks from the expansive Carlton Gardens, with trams and buses at their doorstep, the new homes will also offer residents easy access to Carlton and Fitzroy's buzzing dining scene and designer boutique stores.

The unique design of Encompass offers a distinctly contemporary feel while staying true to the neighbourhood's prized cultural heritage. It offers privacy for residents while concurrently delivering visual impact from every angle externally.

Another highlight is the residents-only rooftop lounge, complete with alfresco dining area and outdoor barbeque, fully equipped kitchen and a formal lounge area with television and library.

Call Frasers Property on 13 38 38 or visit www.frasersproperty.com.au/VIC/Encompass-Carlton for more information.

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About Frasers Property Australia

Since 1924, Frasers Property Australia has created stronger, smarter, happier neighbourhoods. We are one of Australia's leading diversified property groups and an Australian division of Frasers Property Limited.

We develop residential land, housing, and apartments and have delivered over 140,000 homes during our legacy; and develop build-to-rent, commercial, retail and mixed-use properties. Our activities also encompass the ownership and management of investment property, incorporating property and asset management services.

We work sustainably to ensure the places we create leave a positive environmental legacy and enhance the way people live life together. Frasers Property in Australia has certified over 5.6 million square metres of Green Star space across our communities, and our commitment to reduce carbon has been approved by the global Science-Based Targets initiative. We are also certified by the Australian Government's Climate Active initiative. Frasers Property Australia owns Real Utilities, a licensed Australian energy retailer that owns and manages energy infrastructure within some of our communities with the mission to be greener, cheaper and simpler.

We value diversity and firmly believe that together, we're better. We employ over 500 people nationally and are recognised as an Employer of Choice for Gender Equality by the Australian Government's Workplace Gender Equality Agency.

To find out more about Frasers Property Australia, visit frasersproperty.com.au or follow us on [LinkedIn](#).

About Frasers Property Limited

Frasers Property Limited ("Frasers Property" and together with its subsidiaries, the "Frasers Property Group" or the "Group"), is a multi-national developer-owner-operator of real estate products and services across the property value chain. Listed on the Main Board of the Singapore Exchange Securities Trading Limited ("SGX-ST") and headquartered in Singapore, the Group has total assets of approximately S\$40.3 billion as at 30 September 2021.

Frasers Property's multi-national businesses operate across five asset classes, namely, residential, retail, commercial & business parks, industrial & logistics as well as hospitality. The Group has businesses in Southeast Asia, Australia, Europe and China, and its well-established hospitality business owns and/or operates serviced apartments and hotels in over 70 cities and 20 countries across Asia, Australia, Europe, the Middle East and Africa.

Frasers Property is also the sponsor of two real estate investment trusts (“REITs”) and one stapled trust listed on the SGX-ST. Frasers Centrepoint Trust and Frasers Logistics & Commercial Trust are focused on retail, and industrial & commercial properties, respectively. Frasers Hospitality Trust (comprising Frasers Hospitality Real Estate Investment Trust and Frasers Hospitality Business Trust) is a stapled trust focused on hospitality properties. In addition, the Group has two REITs listed on the Stock Exchange of Thailand. Frasers Property (Thailand) Public Company Limited is the sponsor of Frasers Property Thailand Industrial Freehold & Leasehold REIT, which is focused on industrial & logistics properties in Thailand, and Golden Ventures Leasehold Real Estate Investment Trust, which is focused on commercial properties.

The Group is committed to inspiring experiences and creating places for good for its stakeholders. By acting progressively, producing and consuming responsibly, and focusing on its people, Frasers Property aspires to raise sustainability ideals across its value chain, and build a more resilient business. It is committed to be a net-zero carbon corporation by 2050. Building on its heritage as well as leveraging its knowledge and capabilities, the Group aims to create lasting shared value for its people, the businesses and communities it serves. Frasers Property believes in the diversity of its people and are invested in promoting a progressive, collaborative and respectful culture.

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