



AURA

PYMBLE

PROJECT UPDATE
30th October 2015



AURA – Elevate Your Lifestyle

Elevate your lifestyle and your expectations. Aura at Pymble sits majestically on an elevated site which takes in a magnificent 270 degree vista of Sydney, from Chatwood's towers to the CBD's sparkling lights, right through to the Blue Mountains. The panoramic views will take your breath away, the stunning modern architectural design will impress, and the timeless luxurious interiors will inspire. Step up to an indulgent way of living with a bird's eye view at Aura.



Aura apartments feature individualised planning to optimise the use of space and take advantage of the elevated aspect, to ensure your home is truly unique. Living areas flow seamlessly to large entertainer's balconies or courtyards with outlooks that expand as you climb higher. Kitchens feature a clever blend of timber and polyurethane, and concealed lighting highlights the beauty of stone benchtops, engineered timber floors and mirrored bathroom cabinets. You'll love coming home to Aura.



Aura's prized location on Pymble's hilltop offers an enviable address. Ideally located on Sydney's Upper North Shore, this quiet and leafy suburb is renowned for its stunning natural setting and is home to Sheldon Forest and Dalrymple-Hay Nature Reserve. At Aura, you're just a short stroll to local shopping, restaurants, parks, cafés and just 200 metres to Pymble train station. And the Pacific Highway/M1 puts you within easy reach of the CBD. Nearby attractions include three golf clubs, West Pymble Pool, Bobbin Head Marina, Ku-ring-gai Chase National Park, plus some of Sydney's best universities, private and state schools.



Construction Update:

Photo 1 – The photo below shows the demolition progress of the 2 Livingstone Avenue Property. The Excavators demolished the tennis court on this day.



Photo 2 – The photo below is a panoramic view of the street frontage of the site at the start of Orinoco Street. The properties of 2-6 Livingstone Avenue are no longer visible as they've been demolished.



Photo 3 – The photo below shows the Builders, Developers and Private Certifiers contact details. Also including the site safety regulations for entering the construction site.



Photo 4 – The photo below shows the complete demolition of 2-4 Livingstone Avenue Property.



Photo 5 – The photo below shows the complete demolition of 6 Livingstone Avenue Property.



Photo 6 – The photo below shows panoramic view of the demolition progress of the upper level section of the site from 2 Livingstone Avenue. The Builder has completed demolition of Livingstone Avenue properties and now focusing on 1 Orinoco St and 1074 Pacific Highway Properties with target completion within 2 weeks.



Photo 7 – The photo below shows the Builder demolishing the roof of 1 Orinoco Street. The Builder advised the property will be demolished by the end of the month.



Photo 8 – The photo below shows a panoramic view of the entire site during demolition progress on the 30th October 2015.



Summary

Since last month's update progress report with the great news of resolving the contentious issues with the Authorities, we have been progressing well on site and on track with the current construction programme.

The Head Contractor 'Midson' mobilised and established themselves on site during the first quarter of the month and commenced the demolition works including removal of hazardous material during the second quarter and last half of the month.

The Head Contractor has completed demolition of the 2-6 Livingstone Avenue Properties and is currently removing the roof from the 1 Orinoco Street Property. The 1074 Pacific Highway Property has been identified with hazardous material therefore the Contractor has to soft demolish internally until all hazardous material is removed safely and then they will continue with hard demolition with the machines. The Contractor has advised that they are forecasting to complete demolition within another two weeks as per the programme.

The Head Contractor will be setting up permanent fencing, shade cloth signage, tree protection measures, and sediment control measures next week to ensure the site is secure, safe and representable. This is required for when we commence the early works such as bulk excavation and piling.

Next month we will be able to report great progress with the bulk excavation commencing mid-month following with the piling works.

In concluding the project is on target to commence the earthworks mid-month and forecast completing the bulk excavation and piling prior to February 2016. Meeting these targets will enable the project to be in-line with the programme to meet the target practical completion date in which we consider achievable.

We will provide an update in the next few weeks to show progress photos of the completed demolition works and commencement of the bulk excavation.