

Townhouses to line the Bremer River



Leda Holdings Executive Chairman Bob Ell and Ipswich Mayor Teresa Harding turn the sod on the development.

by LARA ROBINSON

THE tight Ipswich housing market will be eased somewhat, with preliminary site works underway on a resort style townhouse development near Riverlink Shopping Centre.

Ipswich Mayor Teresa Harding, underwent the ceremony of 'turning the sod' last week at Riverlink Shopping Centre, as the development entered stage three.

Site Developer Geoff Booth of B Global Pty Ltd said The Junction would be a master-planned, gated development comprising of 118 villas and townhouses.

He said a number of special disability single occupant villas would be incorporated into the township under the Na-

tional Disability Insurance Scheme, for those who are mobility impaired.

Set on 4.8 hectares, it will include a resort style pool, recreational and greenspace facilities.

"Stage three of the development has just been launched with villas starting at \$446,000," Mr Booth said.

"The council has done an outstanding job rejuvenating the city centre and that has given us the confidence to accelerate the additional projects we have planned for the area.

"The flagship project we are currently in discussion with the council with, is an 896 unit Build to Rent (BTR) project."

Mr Booth said BTR was a development designed to meet the needs of tenants. He said it offered the

ability to lock in long term rental agreements rather than traditional six-month terms.

He said rental increases were linked to CPI so tenants were able to budget for housing costs.

"BTR projects are held under one ownership structure and operated by a central management company that provides rental units to the market for a period of 15 years," he said.

The Junction will also comprise units allocated to provide affordable housing for essential workers, such as emergency services staff.

Mr Booth said the project would also provide hundreds of jobs during its construction phase, along with a boost to long term rental accommodation once it was completed.

Cr Harding said Ipswich had consistently been one of Australia's fastest growing cities.

"The North Ipswich area holds the key to supplying significant housing growth to sustain future growth," she said.

She said she hoped the development would ease rental market 'somewhat' as villas were released.

Ipswich's rental vacancy is currently at a 10 year low, Mr Booth said the project needed acceleration to help reduce the current housing crisis and not just predicted future demand.

