

A small blue and white bird, possibly a Fairy Wren, is perched on a thin branch. The bird has a bright blue head and back, a white belly, and a dark blue patch on its throat. It is surrounded by green foliage and thin branches. The background is slightly blurred, showing more of the natural environment.

CLOSER  
TO TOWN  
CLOSER  
TO PERFECT

*Ranger Estate*  
PRESTIGE LIVING • MT BARKER







## An Exclusive New Land Release in the heart of Mount Barker.

Discover a rare opportunity to secure your place in Mount Barker's newest and most exclusive land release, just moments from the vibrant town centre. Offering the perfect balance of convenience, style, and tranquillity, this premium address is designed for those who seek the very best in lifestyle and amenity.

Limited in number and unmatched in location, this is prestige living at its finest in the Adelaide Hills.





## Morning coffee on the balcony, weekends in the Hills, and everything you need **just steps away**.

Wake to soft Adelaide Hills light and the scent of fresh coffee drifting from the town's cafés. Explore the farmers' markets, wineries, breweries, distilleries and eateries – all on your doorstep.

If it's fitness and activity you crave, you can take in a round of golf, stretch your legs walking the local trails, or hit one of the many gyms in town.

Here, prestige living means more than an address; it's the freedom to create a life where style, comfort, and convenience come together effortlessly.



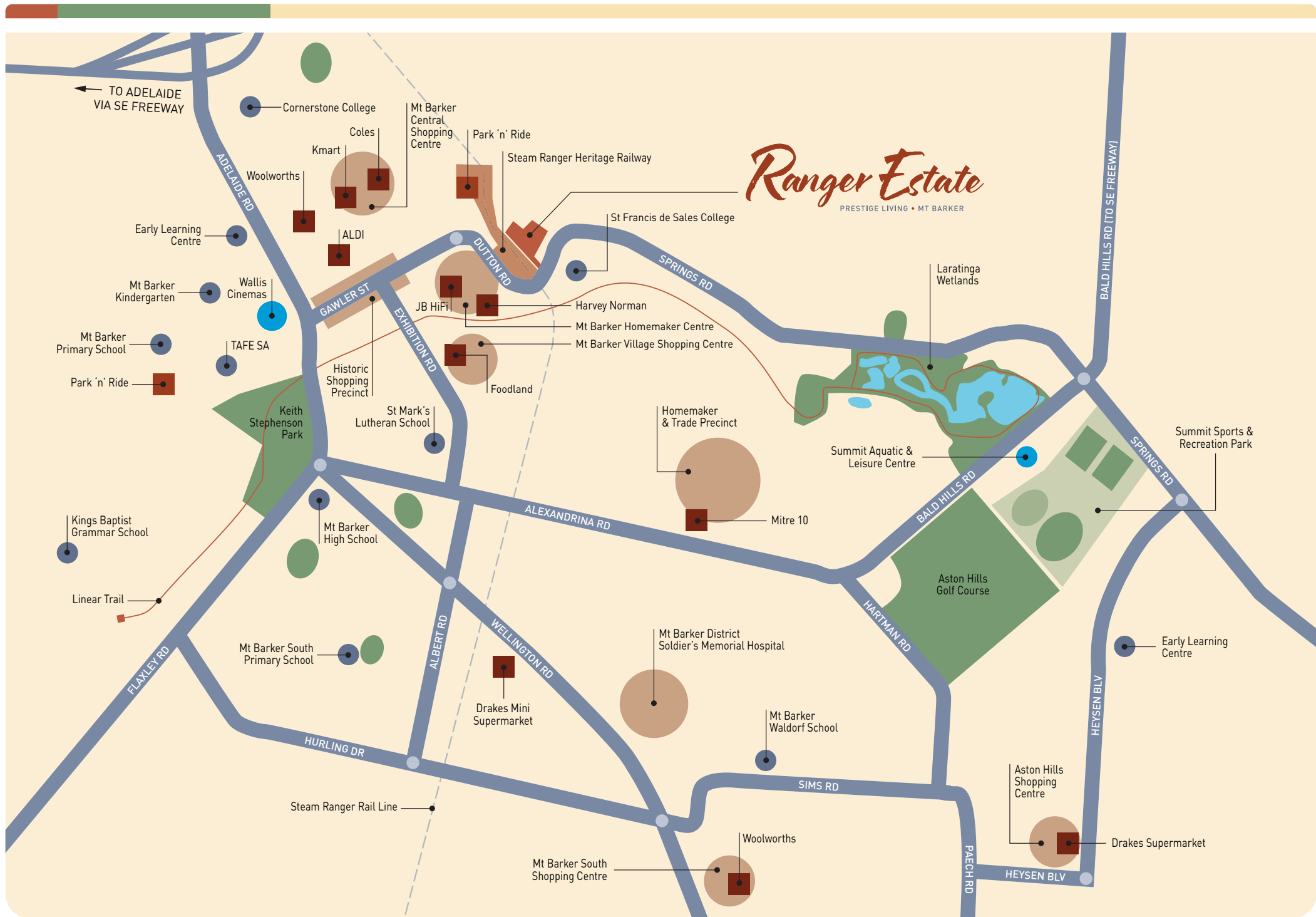
above: Gawler Street



right:  
Laratinga Wetlands  
below:  
Aston Hills Golf Club  
left:  
Adelaide Hills  
Farmer's Market





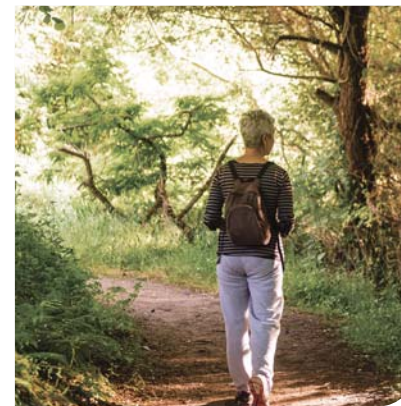


# Limited Land. Unlimited Lifestyle.

Perfectly positioned, this exclusive release offers the ultimate blend of convenience and serenity.

Quality schools, sporting facilities, and medical services are all within easy reach, while Adelaide's CBD is an effortless drive away.

Surrounded by the peace and beauty of the Adelaide Hills, this is more than just a location. It's a lifestyle where everything you need is close at hand, and everything you love is right outside your door.



above:  
Mt Barker Township  
far left:  
Summit Sports  
& Recreation Park  
centre:  
Walker Street  
left:  
Nature just a few  
steps away

## Your journey to **Prestige Living** starts here.

Securing your dream block is simple, streamlined, and stress-free. Our clear sales process ensures you know exactly what to expect at every step—from choosing your perfect allotment to signing the contract. We'll guide you through with expert advice, transparent communication, and personalised support, so you can focus on the excitement of building your future.

### **Sales procedure and terms of offering** **Ranger Estate - Mount Barker**

- Each allotment will be offered for sale by "LETTER OF OFFER"\*. This will ensure the vendor can deal expediently with all interested parties.  
This "LETTER OF OFFER" will confirm that the purchaser wishes to commit to contract on a particular allotment.
- It is important therefore that all interested parties provide the selling consultant a copy of the "LETTER OF OFFER" form as soon as possible.
- Unconditional offers of purchase will receive priority over those subject to conditions. For example - your offer is subject to financial approval.
- House and Land Finance will not be accepted or considered. Land only conditions will receive consideration from the vendor.
- No subject to sale will be considered.
- No land holds will be taken during the day of release.
- Once all prospective purchases have had the opportunity to forward their "LETTER OF OFFER" for their nominated allotment(s), offers will be presented to the vendor and our consultant will advise all parties of their success or otherwise as soon as possible.
- A minimum deposit of 10% unless otherwise agreed by the vendor will be required at the expiration of the cooling off period.
- Settlement of land to occur 45 days from deposit of plan and issue of titles.
- This summary has been provided in good faith in an endeavour to ensure all interested parties are clear on the procedure and terms of offering.
- If you are uncertain on any issue it is important to talk to the Consultant.



# Ranger Estate

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LOT	FRONTAGE	DEPTH	AREA	FEATURES
1	8.5m	33m	332m <sup>2</sup>	*+
2	9.5m	33m	305m <sup>2</sup>	*+
3	9.5m	34m	307m <sup>2</sup>	*+•
4	10m	35m	345m <sup>2</sup>	*+•
5	9m	36m	317m <sup>2</sup>	*+
6	9m	37m	327m <sup>2</sup>	*+
7	9m	38m	335m <sup>2</sup>	*+
8	9m	38m	336m <sup>2</sup>	*+
9	10m	38m	434m <sup>2</sup>	*+
10	15m	40m+	959m <sup>2</sup>	^+
11	15m	43m	625m <sup>2</sup>	^+
12	13m	43m	572m <sup>2</sup>	^+
13	15m	43m	643m <sup>2</sup>	^+

NB: Dimensions are approximate only

## FEATURES KEY:

- \* Existing rear fencing
- ^ Open Style fencing to reserve
- + Existing retaining completed by Developer  
(Purchaser to tailor front & rear of allotments to their requirements.)
- Easement - 2m on Lot 3, 1m on Lot 4





# CLOSER TO TOWN CLOSER TO PERFECT



left:  
Picnic at Keith  
Stephenson Park

below:  
Steam Ranger  
Historic Railway

below right:  
Gawler Street







left & below:  
Discover Laratinga Wetlands



## Secure your place before it's gone.

Opportunities like this are rare — and they don't last long. Lock in your ideal allotment, so you can start planning your prestige lifestyle without delay.

For further information or to submit your letter of offer contact our consultant or visit our website.

**Russell Searby**

CONSULTANT

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