

# PLAYFORD PULSE

Summer 2023

**PLAYFORD  
ALIVE**



Playford's alive with  
the sound of building

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# The excitement just keeps amplifying!

Happy New Year and welcome to the next edition of our Playford Pulse Magazine.

We're always excited to help people become homeowners here at Playford Alive, so we were thrilled to launch our new Sales and Information Centre in August 2022. After a few unavoidable delays, it was a great feeling to finally open the cornerstone of the new Display Village.

The Sales and Information Centre is your go-to for exploring home options available in our project area suburbs of Smithfield Plains, Davoren Park, Munno Para, Andrews Farm and Penfield.

Our Display Village showcases just some of the many new home options available to inspire you, with many of South Australia's best builders

represented. The excitement continues in 2023, with two new display homes due to open soon, making this one of the biggest display villages in Adelaide's north.

You may have also noticed our new look. We've given the Playford Alive brand a refresh to make it feel as bright, progressive and contemporary as the community it represents.

On the following pages, please enjoy a snapshot of the momentous year we've had at Playford Alive. There's even more to come in 2023, so I wish you and your family a wonderful year ahead.



Mark Collins  
Project Director

# Playford's alive with the sound of building

In 2022, we welcomed many new residents into our community, with 195 people signing up to call Playford Alive home with their families, and 173 new home builds commenced.\*

It's great to see the continued success of HomeSeeker SA, assisting South Australians in reaching their home ownership goals.

HomeSeeker SA properties are sold at an affordable, fixed price and are only available to eligible buyers, removing competition with real estate investors.

In 2022, we had 89 buyers who were successful in applying for and buying within the affordable housing threshold.

Head to [homeseeker.sa.gov.au](http://homeseeker.sa.gov.au) to see if you are eligible and speak to one of our friendly Sales Consultants on 1800 400 500 for more information.



\*Based on 2022 settled contracts





# Unity in community

## Local Heroes Awards

The Local Heroes Awards recognises the achievements of students with a focus on community building, growth and academia in the Playford Alive project area.

The awards are an initiative of the Playford Alive Initiatives Fund and were established to demonstrate the long-term commitment of the Playford Alive project to the areas of community building, participation and social inclusion.

**118** awards recognised student and community achievements in five local schools - Mark Oliphant College, John Hartley, Compass Catholic Community, Adelaide Northern Special School and Swallowcliffe School.

## Playford Alive Initiative Fund grants

These grants support a range of projects and initiatives in the Playford Alive community. Together with our partners, City of Playford and SA Housing Authority - we awarded \$9,240.85 to four community groups:

**The Playford Men's Shed** to build book libraries and mud kitchens for local schools and charities.

**The Playford Christmas Pageant** to renovate the Santa Sleigh Float.

**The Playford Uniting Church** to help run the annual WonderFULL Christmas Festival.

**The Munno Para Little Athletics Club** to purchase a new marquee, BBQ and power source.

Since 2009, the Playford Alive Initiatives Fund has distributed close to \$800,000 towards projects that are beneficial to the community.





## Works Program

Our Works Program delivers economic outcomes through employment and work experience opportunities. These opportunities exist in Renewal SA-managed contracts and engagement, as well as training and employment programs in partnership with registered training organisations.

From 1 January to December 2022, the Works Program provided:

**157** people at Playford Alive with pathways to employment through engagement, training and work experience.

Of the 157 people, 12 secured employment.

If you are interested in finding out more about the Works Program and our upcoming programs, head to: <https://renewalsa.sa.gov.au/community/works-program/>

## Community sponsorships

Playford Alive is proud to sponsor programs and events which promote social inclusion and community building.

We continued our sponsorship of the Skatelight Program, which is delivered by the City of Playford in conjunction with Hope Street and Streetlight. The program engages young skate park users from Munno Para and Elizabeth to co-design youth-led social support programs to promote social inclusion and positive physical and mental wellbeing incorporating free food and fun.

**79** sessions were delivered.

**1,274** young people attended.

Find out more about the Skatelight Program [facebook.com/youthofplayford](https://facebook.com/youthofplayford)



# New Sales and Information Centre and Display Village

If you haven't visited yet, there's plenty of signage directing you to our fantastic new Sales and Information Centre and Display Village.

Our Sales and Information Centre, located at 323 Peachey Rd, Munno Para, is close to the Town Park and Town Centre, and is the cornerstone of the new Display Village.

We love our new Sales and Information Centre, which includes a Bonus Pack selection area where you can see the fencing options available when you purchase a block of land\* and provides an opportunity to find out more about our free front yard landscaping, letterbox, crossover and hot water rebate.

There's also a new interactive touchscreen where you can explore housing options, amenities and information about the Playford Alive community.

\*T&C apply. See website for more information



# Why Playford Alive?

The Playford Alive community continues to grow and this year we welcomed many new residents, including the Lowndes and Hartman-Sinclair families.



*The Lowndes Family*

Emily and I chose to build our first home in Playford Alive with confidence in the area – Playford Alive has so much to offer with shops, dentists, doctors, chemist, gym and food all in walking distance.

Also, with us having a little one, there are some great walking paths and playgrounds around for us to enjoy the sun and fresh air in this community.

We are so excited to be building in this wonderful area and look forward to the continued growth of Playford Alive.

– Mitchell Lowndes



*The Hartman-Sinclair Family*

My husband and I have lived in the area for a few years and chose this block for the wonderful location.

It's close to the local school and the train station which is handy for the kids now and into the future.

We really enjoy the community events where everyone gets involved and having access to nature and playgrounds so close by. We are looking forward to moving in this year!

– Allison Sinclair



# Our new Display Village

Looking for inspiration? You'll find plenty at our Display Village, showcasing the best designs from many of the state's most respected builders.

If you're open to a few hours of inspiration and the latest in interior design, we have 11 stunning homes open, with another two due for completion this year. So whether you're building your first home or your forever home now or in the near future, our new Display Village is a must see.

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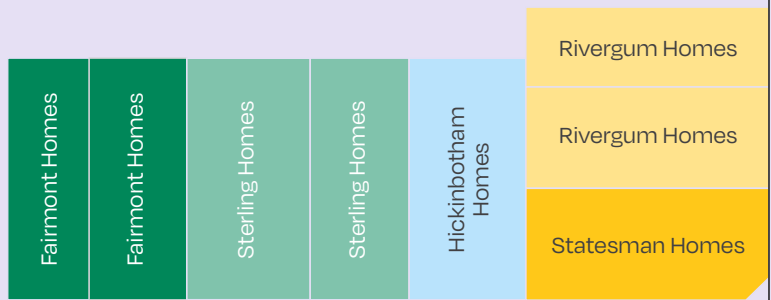


## Come visit us

Open your eyes to the possibilities, see new display homes from Weeks, Sterling, Hickinbotham, Distinctive Homes, Statesman, Rivergum, SA Housing Centre and Fairmont Homes.

### Display Village

Corner of Peachey Road and Rivitalo Avenue, Munno Para.  
Open Monday, Wednesday, Saturday and Sunday, 1-5pm.



RIVITALO AVENUE



PEACHEY ROAD

MYRTLE AVENUE



Scan the QR code to find out more

# Find your First Moves

We understand that building your new home can be a bit overwhelming. To guide you through the journey from the loan to your home, we've created these guidelines to answer the questions you might have along the way.

## How do Construction Loans work?

Construction Loans are used when seeking finance for a House and Land Package at Playford Alive. It ensures that the Builders are paid while your home is being built. Your Lender will settle your land purchase first and then pay the Builder in stages during construction.

## What is a land deposit? Is it refundable?

So you've found a block at Playford Alive that you really love and want to secure? Upon signing your Land Contract you will pay a land deposit. This is fully refundable if your loan application is declined. Speak to our Playford Alive Sales Consultants about the deposit required.

## How should I choose a Builder?

There are a few things to look for - the first is a design you're happy with, or the ability to change an existing design to better suit your needs without it blowing your budget.

We have eight reputable Builders at Playford Alive you can visit, so ask the Building Consultants about the inclusions, total price and warranties to help with your decision.

## What incentives are available at Playford Alive?

There's up to \$10K in bonus extras\* delivered with every house and land package at Playford Alive. The Playford Alive Bonus Pack takes care of all the bits and pieces you'd rather not have to spend your own money on, including front, rear and side fencing, driveway crossover, a letter box and front yard landscaping - and there's even a \$250 rebate on your hot water system thrown in.

## Am I eligible for the First Home Owners Grant?

Head to the RevenueSA website to see if you qualify for the \$15,000 First Home Owners Grant.

[revenuesa.sa.gov.au](http://revenuesa.sa.gov.au)



Scan the QR code to  
make your move

\*T&C apply. See website for more information.





## Meet our sales team

Head to our Sales and Information Centre or call 1800 400 500 to speak to one of our friendly team members who will guide you into home ownership at Playford Alive.



### Lisa Valley

Lisa was Store Manager of several retail stores before starting her career in residential sales. After saving for a deposit and buying land herself, she realised there was more to sales.

She loves seeing the rush of excitement that comes with helping her clients make their dream of owning a home a reality.

Lisa has worked at Playford Alive for many years and truly loves meeting new people and working with them – witnessing the tears of happiness, shrieks of excitement and very grateful hearts.

#### **Lisa's tip for first home buyers:**

The steps towards home ownership can take time but there are people to help and support you through the process.



### Michael Gallagher

Michael started in the real estate and development industry in 1992, achieving record sales. Six years later he became General Manager of Adelaide's largest land development company.

The best part of his job is using his experience and knowledge to provide expert advice to developers and buyers.

Michael loves watching the community at Playford Alive grow and flourish.

#### **Michael's tip for first home buyers:**

Do your homework and talk to the right people to help you through the process. When done right, home ownership is one of the most rewarding experiences you'll go through.

# What's to come in 2023?

Playford Alive is a place to thrive, with a number of events and activities planned.

Multiple new land releases

Continuation of civil works in Stage 6

The launch of our new website

New Sales and Information Centre and Display Village launch event

\$1,000 community grants available

A reminder that you can apply for a \$1,000 Playford Alive Initiatives Fund all year round.



## Playford Alive Sales and Information Centre

Open Monday, Wednesday, Saturday and Sunday, 1–5pm  
323 Peachey Rd, Munno Para

## Playford Alive Display Village

Open Monday, Wednesday, Saturday and Sunday, 1–5pm  
Corner of Peachey Rd and Rivitalo Ave, Munno Para

## For further information contact a Playford Alive Sales Consultant

1800 400 500  
[playfordalive.com.au](http://playfordalive.com.au)



Scan the QR code for more details

**PLAYFORD  
ALIVE**

Playford Alive is a partnership between:



RenewalSA

