



# Aurora

LIVE BRIGHTER

*A brighter place for  
you and your family*

LIVEAURORA.CO.NZ



WELCOME TO AURORA

AURORA

Your place to

# Live brighter

LIVE BRIGHTER



## **Embrace the brighter side of life.**

**Aurora invites you and your family to enjoy a new way of living.**

Located in Hamilton's newest growth area, Peacocke, Aurora will adopt best-practice urban design and place focus on retention of the area's natural features. The vision for this emerging community is to become a high-quality, vibrant, mixed-housing development that residents will love to call home.

Born from the philosophy of affordability meets opportunity, Aurora will present a brighter way to celebrate life's milestones, connect with nature and watch your family grow, all while positioning you just moments from the buzzing city of Hamilton.

# Brighter living

## **A future that shines.**

Aurora will be perfectly positioned at the forefront of opportunity, growth and innovation due to its location within Hamilton's newest neighbourhood, Peacocke and the wider surrounding city.





ARTIST IMPRESSION

Having recently been awarded the title of New Zealand's 'Most Beautiful City'<sup>1</sup>, Hamilton itself remains one of the fastest developing cities in the country, with unprecedented growth seen in recent years thanks to affordable living costs, thriving local businesses and its broad appeal to young families. This growth is only set to continue and Hamilton will soon have 200,000 happy residents calling it home.

Through the varying opportunities that come with growth and expansion – Hamilton is setting a new benchmark in future living and enhancing quality of life for residents.

An important element of this ongoing endeavour includes the creation of Hamilton's newest community, Peacocke.

Throughout the next 10 years, the city of Hamilton plans to invest \$2 billion into the community and development of Peacocke, through its largest ever capital programme<sup>2</sup>.

With booming sectors across education, healthcare, manufacturing, agri-tech and more – Hamilton is truly at the forefront of innovation, making it the ideal place to live bigger, better and brighter, each and every day.

<sup>1</sup>2020 Beautiful Awards by Keep New Zealand Beautiful

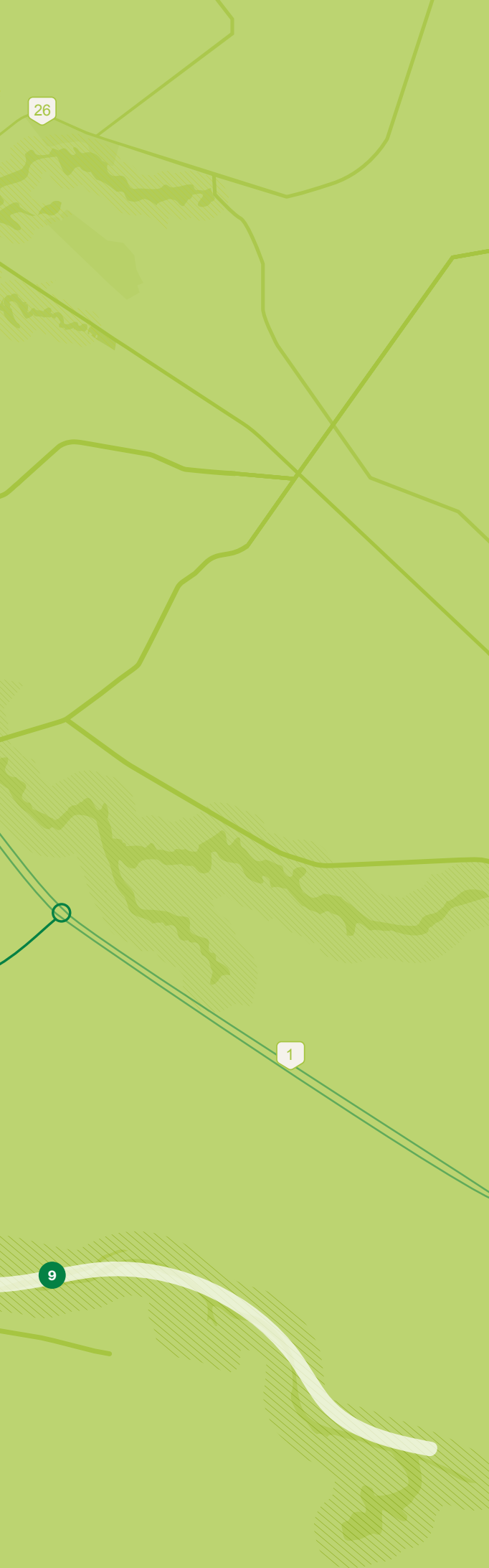
<sup>2</sup> Hamilton City Council, [www.hamilton.govt.nz/our-city/city-development/peacocke/Pages/default.aspx](http://www.hamilton.govt.nz/our-city/city-development/peacocke/Pages/default.aspx)



### Legend

- Suburban Road
- Key Roads
- Existing Highway or Proposed Expressway Under Construction
- Peacocke Area
- Natural Vegetation
- Proposed Peacocke / Southern Links Road Network
- Proposed Peacocke Bridge Under Construction





## Easy connections.

Aurora is located just 10 minutes from Hamilton's city centre and features a range of convenient options to help you make the most of the world beyond your front door.

### Shops

- 1 Peacocke Proposed New Town Centre
- 2 New World Glenview & Shopping Centre

### Parks & Gardens

- 3 Resthills Park
- 4 Te Anau Park
- 5 Glenview Park
- 6 Fitzroy Park
- 7 Deanwell Park
- 8 Hamilton Gardens

### Rivers and Lakes

- 9 Waikato River

### Schools

- 10 University of Waikato
- 11 Glenview Primary School
- 12 Deanwell Kindergartens
- 13 Deanwell School

### Schools Cont.

- 14 Southcity Christian School
- 15 Melville Intermediate School
- 16 Melville Primary School

### Hospital

- 17 Waikato Hospital

### Medical Centre

- 18 Glenview Medical Centre

### Airport

- 19 Hamilton Airport

### Connectivity

- 20 Proposed Peacocke Bridge Under Construction
- 21 Proposed Waikato Expressway Under Construction
- 22 Proposed New Peacocke & Southern Links Road Network

# A vibrant new community

“Peacocke is envisioned as a series of connected city neighbourhoods, a place where residents and their families can enjoy their home and their sense of place within our city”.





**The vision for Peacocke**

The development and growth of Peacocke will be the key focus-area for Hamilton City Council over the next 10 years. It will embrace the liveliness of a bustling city and balance this with the tranquility of a contoured, natural setting upon rich gully networks and the Waikato River.

Comprising of a series of linked neighbourhoods, Peacocke will celebrate living brighter by connecting residents to their surroundings and the things that matter to them most in life.

**Peacocke Town Centre**

Within Peacocke there will be a new town centre, which will be based around appealing and well-functioning public open space and will contain a mix of land uses, amenities and facilities such as a public library, schools, a public transport centre and more.

**A future that shines.**

A proposed, significant investment by the Ministry of Education in new schooling and redevelopment of existing schooling within the area will ensure Peacocke sits at the core of educational opportunities in Hamilton.

An opportune mix of amenities, recreation, and education opportunities in Peacocke will provide Aurora residents with an array of choice for whatever lies ahead each day.

# The Masterplan

## **A well-considered masterplan.**

Simple commutes, convenient connections and the world at your feet – this will be an everyday reality at Aurora.

Aurora will boast elevated sites with striking views, excellent connectivity to the wider Peacocke area and more than four hectares of open space and reserves – right at your back door.

With proposed cycleways, walkways, pedestrian bridges, green spaces, reserves, a children's playground and a neighbourhood centre filled with convenient shops and cafés, Aurora will provide families of all sizes the opportunity to make the most of every day.

### **Local convenience**

Featuring a café, grocery store and range of local amenity shops, the proposed neighbourhood centre within Aurora will be located near walkways, a playground and pedestrian bridge. This community hub will allow residents to socialise, shop and relax just minutes from home.



- 1 Neighbourhood Centre
- 2 Reserve Area
- 3 Playground
- 4 Pedestrian Bridge
- 5 Walkways
- 6 Landscaped Wetland



2

1

6

5

3

4

5

TO AIRPORT

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# Brighter homes

## Homes that shine.

Within the Aurora community, a mix of housing and section sizes will be on offer to help facilitate a range of living opportunities for families big and small.

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**Design and quality**

The design and quality of homes within Aurora will be overseen by a Design Review Committee, who will help promote and manage consistent design outcomes within the development.

This will help better preserve and enhance the value of your property by setting a standard across the development.

# Brighter connections

## **Cycleways and walkways**

Peacocke's planned extensive network of green gullies, active recreation reserves and pedestrian walkways will provide a network of open, green spaces and ideal opportunities to escape city life whenever the great outdoors beckons. Proposed shared cycleways along key transport corridors will further enable connectivity throughout the area.





## Connections that thrive.

Transforming the way residents of Peacocke connect with the surrounding environment and wider area.



Whether walking, cycling or driving – proposed connectivity within Aurora and Peacocke will allow residents to explore their own backyard through a network of cycleways, walkways and extensive infrastructure projects within the area.

As part of an ongoing plan to service Peacocke, a four-lane bridge across the Waikato River is already under construction. This will place Peacocke in the close vicinity of Waikato Innovation Park and proposed Ruakura inland port and will provide a connection back to the CBD.

The proposed new bridge will also form connections to the city and the wider area, as will the Southern Links roads project and its connections to the wider roads network including the expressway, which is currently under construction.

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# Brighter opportunities

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This is your place  
to spend time with  
friends, explore  
nature's pathways,  
celebrate life's  
milestones, watch  
your family grow,  
your place to live  
brighter.



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**Living brighter at Aurora.**

Never before in the history of Hamilton has so much interest and focus been placed on one particular area.

Aurora is your place to live brighter, and we can't wait to welcome you home.

Register now at [liveaurora.co.nz](https://liveaurora.co.nz) to be part of the Aurora experience.



WELCOME HOME

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