





# TRUE FOREST LIVING





## Acknowledgment of Country

Mirvac acknowledges Aboriginal and Torres Strait Islander people as the Traditional Owners of the lands and waters of Australia and pays respect to their Elders past, present and emerging.

We recognise that West Pennant Hills is located on the land of the Dharug people and we thank them for their care of this special place since time immemorial.



# HIGHFOREST

Deep within the forest, nature's grand design  
has created habitat for every living thing.

Within this special place, Mirvac introduces Highforest,  
a community of luxurious nature inspired homes and  
apartments where your every sense comes alive to the  
sights, scents and sounds of the forest.







Discover the true meaning of modern living, where individuals and their surroundings are intricately connected, fostering joy, satisfaction, and equilibrium.



Illustrative only, not intended to represent proposed amenity.





Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting exteriors are intended only as a guide and are not to be relied on as a representative of the final product. Landscaping and other aspects of the project may differ from this image. The view depicted is not to be taken as a representation of the final view.

[VISION](#)

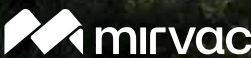
[LOCATION](#)

[APARTMENTS](#)

[HOUSES](#)

[LIFESTYLE](#)

[PROJECT TEAM](#)







In this beautiful environment,  
we are creating a new community that  
captures the natural character of the  
Cumberland State Forest and encourages  
connection and social interaction.



## ARCHITECTURAL VISION

# Nature's grand design

Highforest is like no other place, unique in its location  
beside a rare urban forest yet connected to city life.

Setting a new benchmark  
in regenerative living, Mirvac  
has set out to capture the  
natural character of the forest  
in homes appropriate for the  
location and sympathetic  
to a sensitive environment.  
A legacy that speaks to our  
purpose and ethos.

More than just homes, we  
are creating a community  
where people are part of an  
ecosystem, putting down  
roots to grow their own family  
tree; treading lightly on the  
landscape, respectful of  
the delicate balance that  
supports all life.

At every step in creating  
Highforest, the forest has been  
our muse, from apartments  
that evoke tree house living to  
expansive houses, adaptable  
for multi-generational living,  
reflecting the layered shale  
and sandstone geology.  
The multi-hued, multi-layered  
palette of the forest is mirrored  
in luxurious all-electric homes  
designed and built to nestle  
into the environment, naturally.

We have worked with the  
environment and landscape  
to create a place of wellbeing,  
safe and protective, a  
contemporary take on  
nature's grand design.





LOCATION



# CONNECTED TO WHAT MATTERS



To live well is to live connected to the  
urban essentials that nurture and  
support everyday life.

VISION

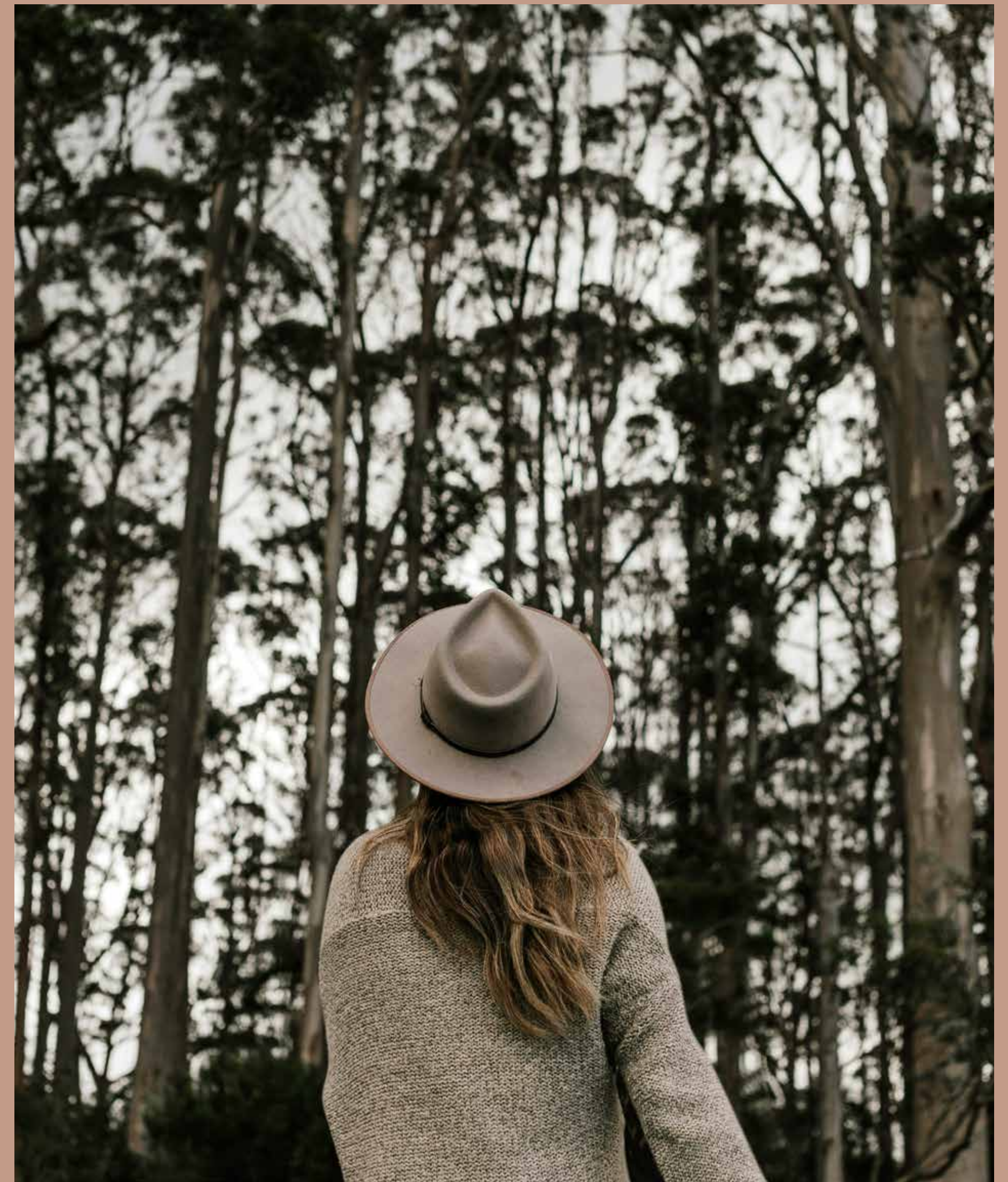
LOCATION

APARTMENTS

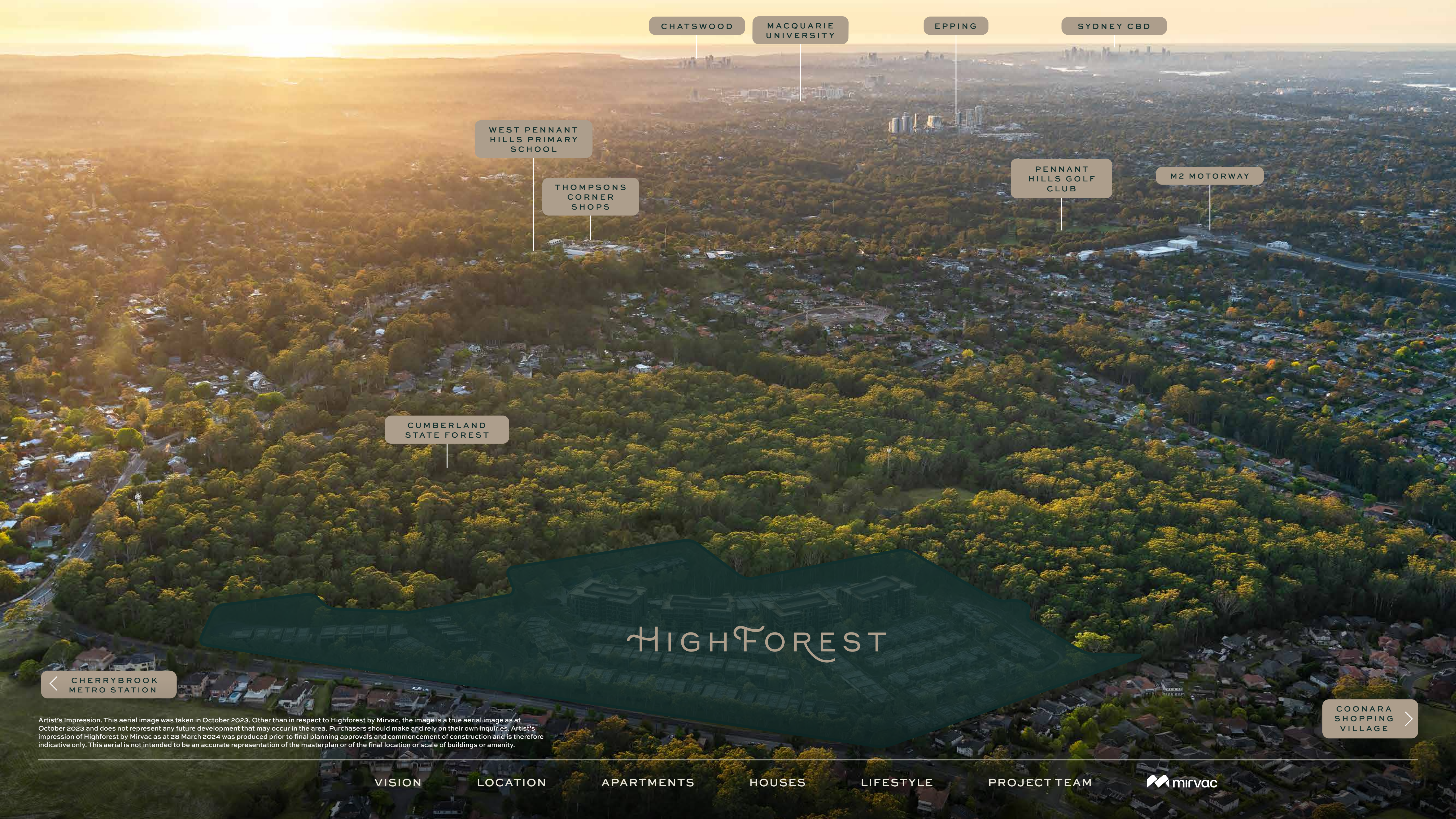
HOUSES

LIFESTYLE

PROJECT TEAM







CHATSWOOD

MACQUARIE  
UNIVERSITY

EPPING

SYDNEY CBD

WEST PENNANT  
HILLS PRIMARY  
SCHOOL

THOMPSONS  
CORNER  
SHOPS

PENNANT  
HILLS GOLF  
CLUB

M2 MOTORWAY

CUMBERLAND  
STATE FOREST

HIGHFOREST

CHERRYBROOK  
METRO STATION

COONARA  
SHOPPING  
VILLAGE

Artist's Impression. This aerial image was taken in October 2023. Other than in respect to Highforest by Mirvac, the image is a true aerial image as at October 2023 and does not represent any future development that may occur in the area. Purchasers should make and rely on their own inquiries. Artist's impression of Highforest by Mirvac as at 28 March 2024 was produced prior to final planning approvals and commencement of construction and is therefore indicative only. This aerial is not intended to be an accurate representation of the masterplan or of the final location or scale of buildings or amenity.

VISION

LOCATION

APARTMENTS

HOUSES

LIFESTYLE

PROJECT TEAM





HIGHFOREST OVERVIEW

Forest living with urban amenity



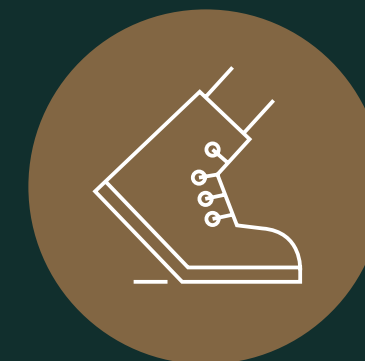
Surrounded by  
50 hectares of forest



An ecological  
conservation area



Luxury living nestled  
in the forest



3km of walking trails~



Recreation centre^  
Including community facilities



Open spaces, outdoor play  
and BBQ areas^



800m walk\* to  
Cherrybrook Metro Station



25 mins\* to  
Sydney CBD

^ Subject to development approval.  
~ Distance is approximate only.  
\* Distance is approximate only and calculated via Google Maps outside of peak hour or via the shortest distance.





Awaken to a symphony of  
birdsong, the shadow play of  
sunlight dancing through the trees,  
the fresh eucalypt-scented air  
of a new day dawning.



Illustrative only, not intended to represent proposed amenity.

[VISION](#)

[LOCATION](#)

[APARTMENTS](#)

[HOUSES](#)

[LIFESTYLE](#)

[PROJECT TEAM](#)





APARTMENTS



# ELEVATE YOUR EVERY DAY



Survey the forest from your own treetop perch, where expansive views to the canopy bring nature into your light-filled home.



Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting exteriors are intended only as a guide and are not to be relied on as a representative of the final product. Landscaping and other aspects of the project may differ from this image. The view depicted is not to be taken as a representation of the final view.

VISION

LOCATION

APARTMENTS

HOUSES

LIFESTYLE

PROJECT TEAM





The textures, tones and dappled light of the forest are reimagined in residences that honour the location and local environment.

Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Furnishings are not included. Artist impression shows upgraded finishes and fitting options. Speak to a Mirvac Sales Consultant for details about which finishes/fittings are upgrade items.



APARTMENT  
RESIDENCES

# Tree house living

Up in the leafy canopy, select apartments offer a bird’s eye view to the forest, a sense of tree house living and an intimate connection to nature.

Balustrading casts playful light and shadows into generous living spaces, a delightful reimagining of sunlight as it sprinkles like star dust through the trees in the forest.

Premium finishes reflect the tones and textures of nature, lending serene sophistication to luxurious contemporary apartments that offer diversity and flexibility to suit all lifestyles, with the kitchen central to family life.

Beyond the protective sanctuary of your private domain, a retreat for social gathering is offered exclusively to apartment residents, with a billiards room, library, workspace, firepit and bookable dining space and kitchen.

^ Subject to development approval.



Artist's impression is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Furnishings are not included. Artist impression shows upgraded finishes and fitting options which are subject to availability. Speak to a Mirvac Sales Consultant for details about which finishes/ fittings are upgrade items.





Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Fixtures and finishes may differ from this illustration. Furnishings are not included.



Artist's impression is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Fixtures and finishes may differ from this illustration. Furnishings are not included.

## BATHROOM

# Sensory sanctuary

Step into a sanctuary of sensory delights in bathrooms that owe their provenance and inspiration to nature.

Porcelain stone paired with timber look vanities set the scene for bathroom pampering with a plinth that extends to the glass enclosed rain shower.



HOUSES



# LIVE IN YOUR ELEMENT



Houses nestle harmoniously in a leafy landscape, drawing in the fresh air and vistas of the forest. Your private sanctuary to rejuvenate, restore and replenish the spirit.



Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting exteriors are intended only as a guide and are not to be relied on as a representative of the final product. Landscaping and other aspects of the project may differ from this image. The view depicted is not to be taken as a representation of the final view.

VISION

LOCATION

APARTMENTS

HOUSES

LIFESTYLE

PROJECT TEAM





Tree-shaded streets, parks and green walking trails create an immersive experience that honours the natural ecology of the forest.



Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting exteriors are intended only as a guide and are not to be relied on as a representative of the final product. Landscaping and other aspects of the project may differ from this image. The view depicted is not to be taken as a representation of the final view.



GARDEN

# Green escape

At Highforest live outdoors with your own patch of earth to cultivate and tend. Living spaces for select houses extend to a courtyard and landscaped lawn, inviting you to step outside to breathe in the fresh forest air and bask in the sunshine. It's a place to play, to celebrate, to absorb the beauty of nature all around.



Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting exteriors are intended only as a guide and are not to be relied on as a representative of the final product. Landscaping and other aspects of the project may differ from this image. The view depicted is not to be taken as a representation of the final view.

[VISION](#)

[LOCATION](#)

[APARTMENTS](#)

[HOUSES](#)

[LIFESTYLE](#)

[PROJECT TEAM](#)







LIVING ROOM

Let nature be the perfect backdrop to living

Generous living spaces draw nature indoors, enlivening your tree change in the city. The open plan kitchen and living area forms the heart of the home, a stylish backdrop to the ebb and flow of daily living.

Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Furnishings are not included. Artist impression shows upgraded finishes and fitting options. Speak to a Mirvac Sales Consultant for details about which finishes/ fittings are upgrade items.





Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Furnishings are not included. Artist impression shows upgraded finishes and fitting options.  
\*\*Speak to a Mirvac Sales Consultant for details about which finishes/fittings are upgrade items and if a kitchen island is included.

## KITCHEN

# Functionality meets beauty

There's wizardry at work in all-electric kitchens that present as a beautiful piece of joinery, many with a walk-in pantry, with task space hidden from view.

Angled apertures and natural textures replicate the verticality of the architecture, the large kitchen island forming a natural gathering place for family and friends.\*\*

Dappled sunlight and leafy views lend joy to time spent in the kitchen, making it a happy place for preparing food served with love, and creating the special family moments that live long in the memory.



BATHROOM

# Relax in nature’s luxury

Restore your sense of wellbeing and calm in a bathroom designed for indulgent self-care.

Pampering meets practicality with a back to wall bathtub, semi-frameless glass shower and storage hidden behind an underlit mirror vanity.

Offered in colourways drawn from the seasons, it’s the perfect way to end a day.



Artist's impression as at 28.03.2024 was produced prior to receipt of all final planning approvals and prior to commencement of construction and is subject to change. The information, image and artist's impression depicting interiors are intended only as a guide and are not to be relied on as a representative of the final product. Fixtures and finishes may differ from this illustration. Furnishings are not included.



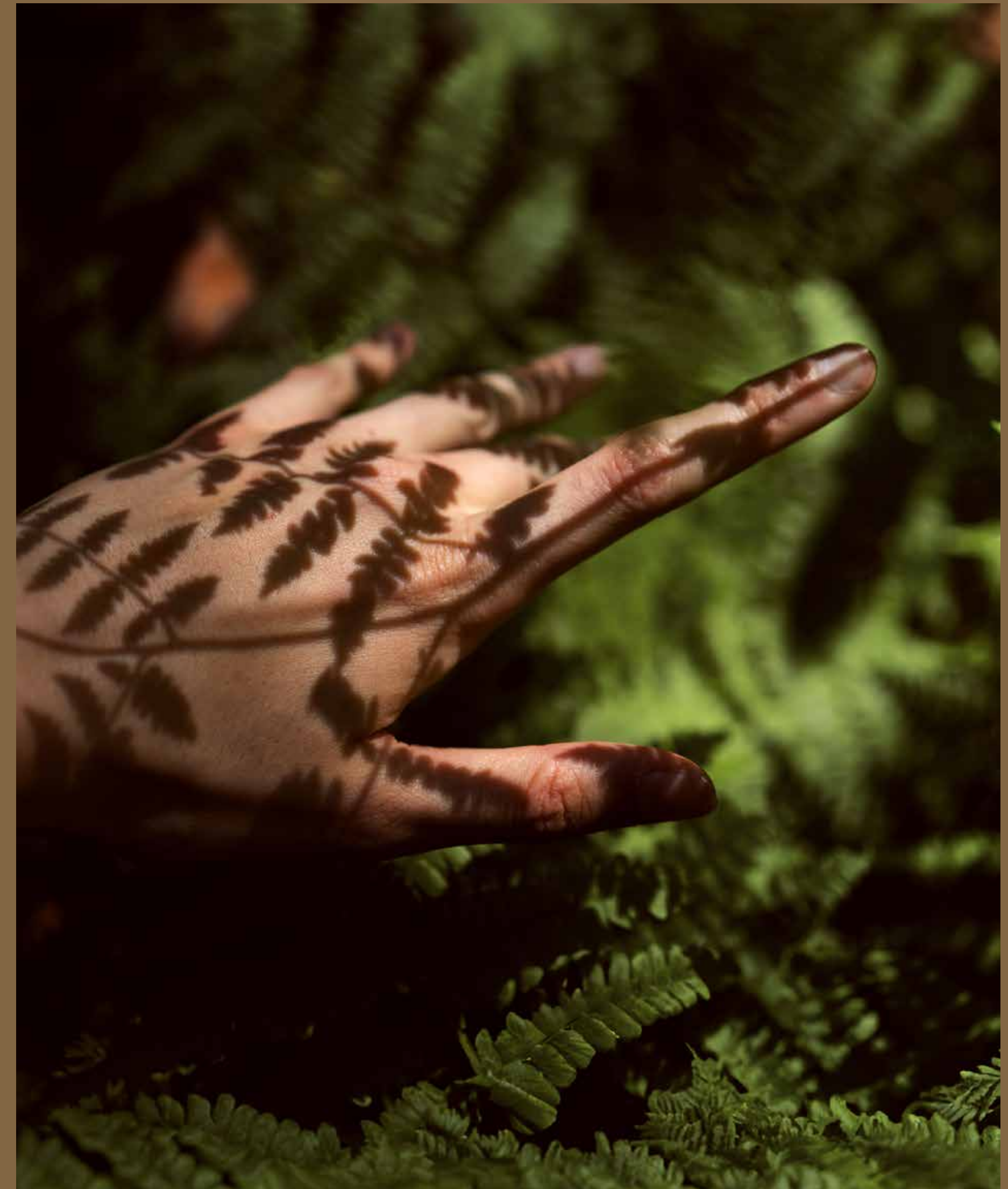
LIFESTYLE



# LIFE AS NATURE INTENDED



Luxuriate in the feeling of wellbeing  
that comes from connection to the  
natural world and community.



VISION

LOCATION

APARTMENTS

HOUSES

LIFESTYLE

PROJECT TEAM







FOREST LIVING

# Feel alive in nature's presence

Every day brings a new discovery with access to 3km\* of walking trails and 50 hectares of forest to explore and excite the senses, restoring mind, body and spirit.

It's a place where you and your family can enjoy an active lifestyle while treading lightly on the landscape.



\* Distance is approximate only.



WELLBEING

# Recreational retreat

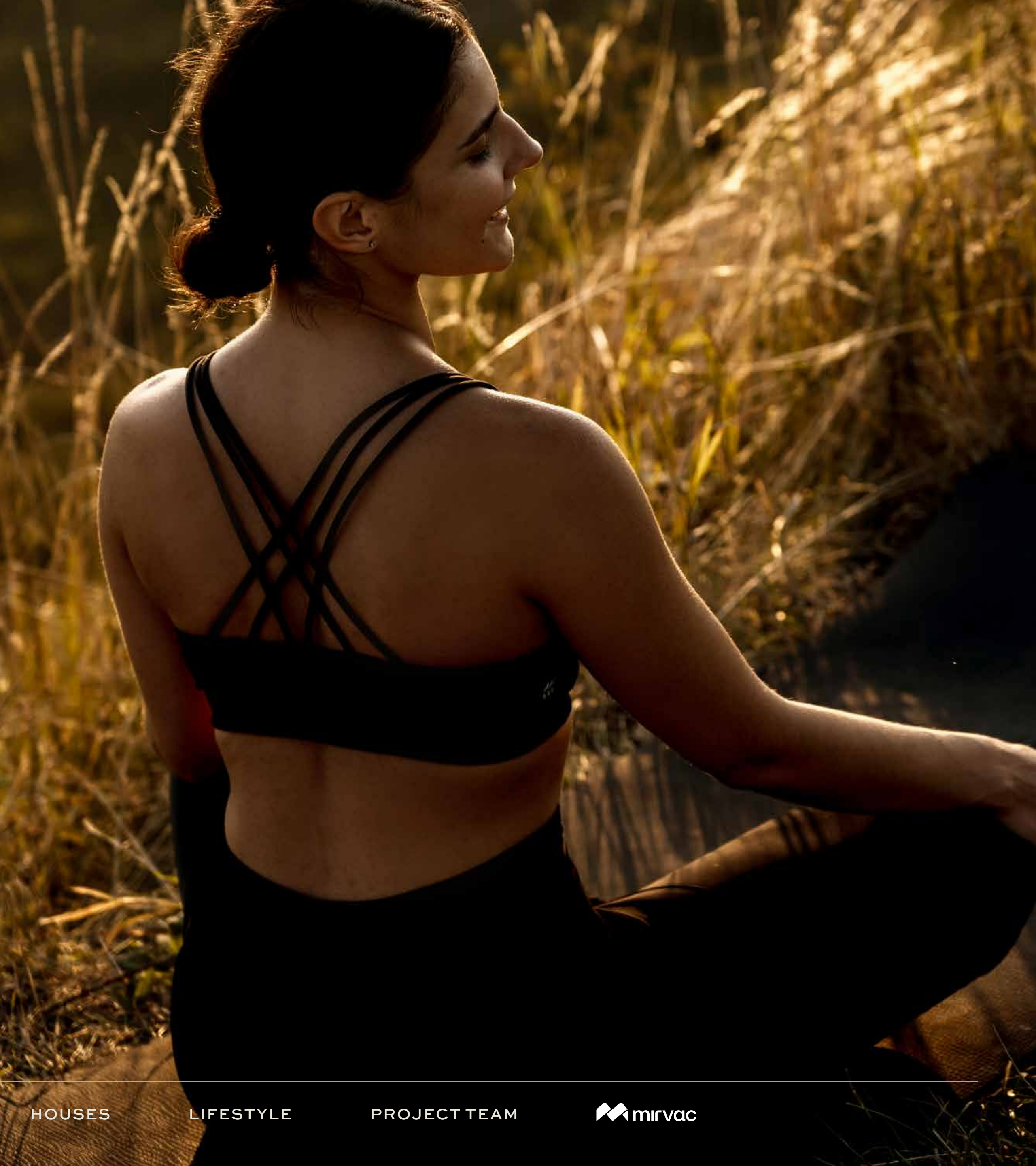
Wrapped in the protective embrace of tall forest trees, a wellbeing centre offering a restorative retreat, exclusively for residents of Highforest.

With a proposed swimming pool, kitchen, outdoor social space and barbecue, residents will have a dedicated and exclusive space for relaxation and social gatherings with family and friends^.

The adjoining proposed outdoor recreation area^ with a planned half basketball court and playground for the enjoyment of all, extends the benefits of Highforest to the neighbouring community.



^ Subject to development approval.



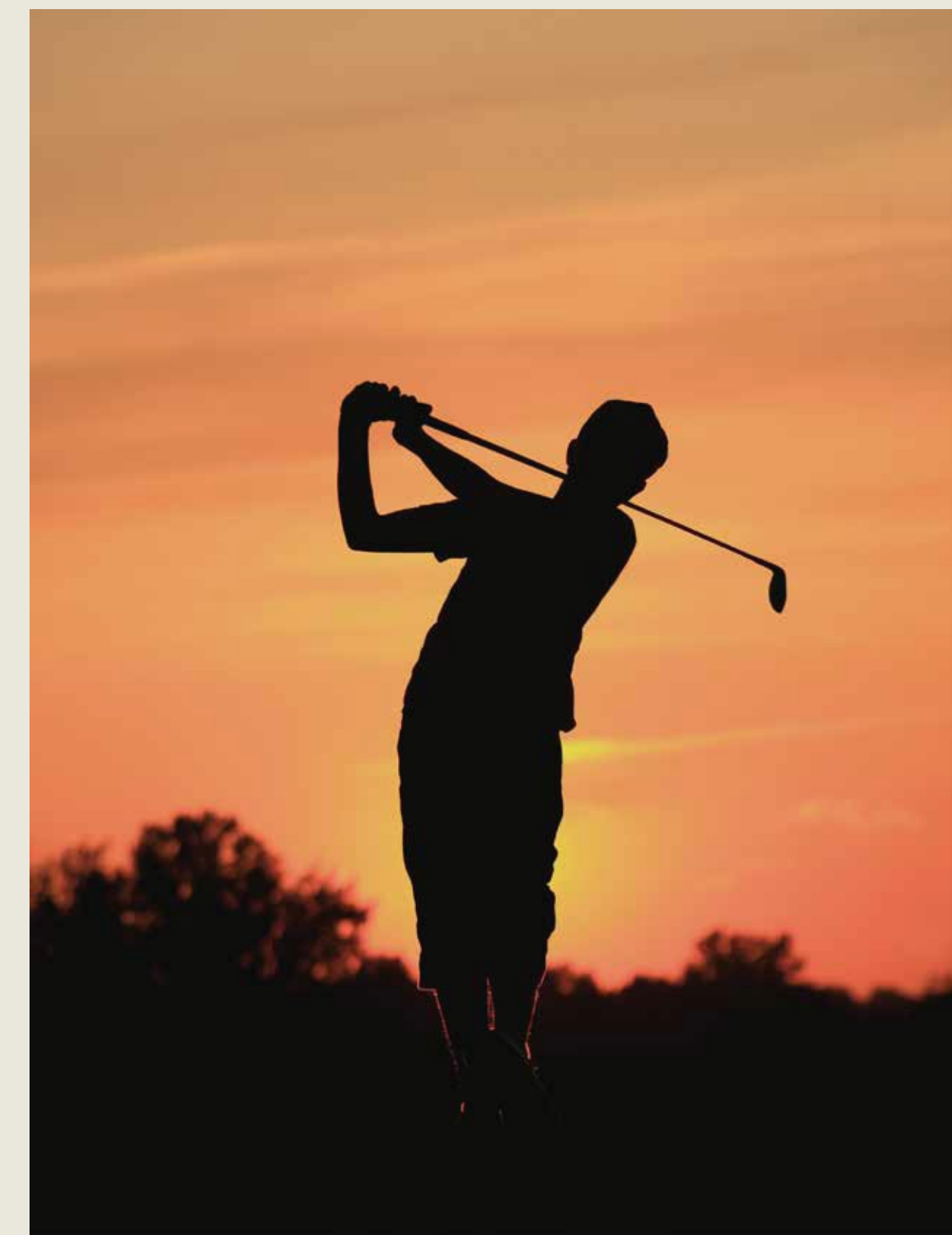




#### LOCAL AREA

## Step out into village life

Within minutes of Highforest you will find a tantalising array of specialty shops and places to dine at Castle Towers and Macquarie Centre, with local cafes even closer to home. An abundance of tennis, golf and sporting facilities encourages fitness and healthy pursuits.



VISION

LOCATION

APARTMENTS

HOUSES

LIFESTYLE

PROJECT TEAM

 mirvac



PROJECT TEAM



# DESIGNED AS NATURE INTENDED



Many brilliant Mirvac minds came together to create Highforest, setting a new standard for sustainable, regenerative living with conservation at its core.

[VISION](#)

[LOCATION](#)

[APARTMENTS](#)

[HOUSES](#)

[LIFESTYLE](#)

[PROJECT TEAM](#)







Harold Park, Sydney, NSW

ARCHITECT  
& INTERIOR DESIGNER

# Mirvac Design

Lead architect and Director Andrew La counts some of Australia’s most significant and awarded urban renewal projects amongst his long list of credits for architecture and urban design.

Interiors by the Mirvac Design team with Lisa James at the helm benefit from decades of experience creating homes where every little detail has been considered to meet the changing lifestyles of our customers.



The Langlee, Sydney, NSW

LANDSCAPE  
ARCHITECT

# COLA Studio

COLA Studio led by Kaylie Salvatori designed the landscaping in collaboration with Mirvac Design, taking a Country-centred approach integrating cultural and ecological values.



URBAN DESIGNER

# Turf Design Studio

Internationally acclaimed Turf Design Studio, led by Mike Horne, has crafted the beautiful streetscapes, parks and green links at Highforest, letting the forest be their design guide.



ECOLOGIST

# Cumberland Ecology

Cumberland Ecology developed the flora and fauna management plan that has guided design and construction with contributions from experts in specialist fields such as the Powerful Owl and Dural Land Snail.





THE MIRVAC DIFFERENCE

QUALITY AND CARE  
IN EVERY  
LITTLE DETAIL








*It's in the detail.*



For over 50 years we have been reimagining urban life in Australia – creating exceptional living experiences through the pursuit of quality and care in every little detail.

AWARD WINNING EXCELLENCE SINCE 1972,  
WE HAVE WON OVER 800 AWARDS INCLUDING:

				
UDIA 2021	SYDNEY DESIGN AWARDS 2021	SIR ZELMAN COWEN AWARD 2020	UDIA 2024	URBAN TASKFORCE 2020
Development of the Year Environmental Excellence	Gold Winner	Public Architecture	Excellence in Residential Subdivision	Australia Development Excellence Award



MIRVAC CONSTRUCTIONS  
5 STAR GOLD RATING



\*Rating of Mirvac Constructions Pty Limited (rated by an independent rating tool and operating in New South Wales). Mirvac Constructions Pty Ltd is Mirvac's licenced entity for apartment construction and a related body corporate to Mirvac Homes (NSW) Pty Ltd which is Mirvac's licenced entity for home construction. The use of the iCIRT star-rating is subject to Equifax's terms, exclusions and/or disclaimers which are available at [www.buildrating.com](http://www.buildrating.com) Please scan the QR code for further information on this particular iCIRT star-rating. Issued by international ratings agency Equifax, the iCIRT (Independent Construction Industry Rating Tool) star rating assesses the capability, capacity and ability of a company to deliver a trustworthy building.



