



HIGHLAND  
WALLOON

It's Beautiful  
Up Here

Proudly Developed By

**LENNIUM**  
GROUP





# A Great Lifestyle Everywhere You Turn.

Highland Walloon isn't just a place to live—it's a place to belong. Set within the thriving Bremer Valley Region, this premier address blends modern convenience with the charm of a close-knit village. It's where friendly neighbours become lifelong friends, where children can safely explore their community, and where space, fresh air, and a sense of peace define your everyday.

Positioned on the highest residential point in Walloon, Highland offers stunning panoramic views across the Bremer Valley to the surrounding mountain ranges. Unlike many elevated communities, Highland features premium, flat home sites—ensuring breathtaking outlooks without the added building costs of sloping land.

Artist Impression

# Here's Your Chance to Build a Better Future.

There's something truly special about raising a family in a place where kids can be kids—where they can ride their bikes down quiet streets, kick the footy at the local park, or spend weekends exploring nature. Highland offers this rare opportunity—a place where childhood memories are built on adventure, freedom, and a supportive community.

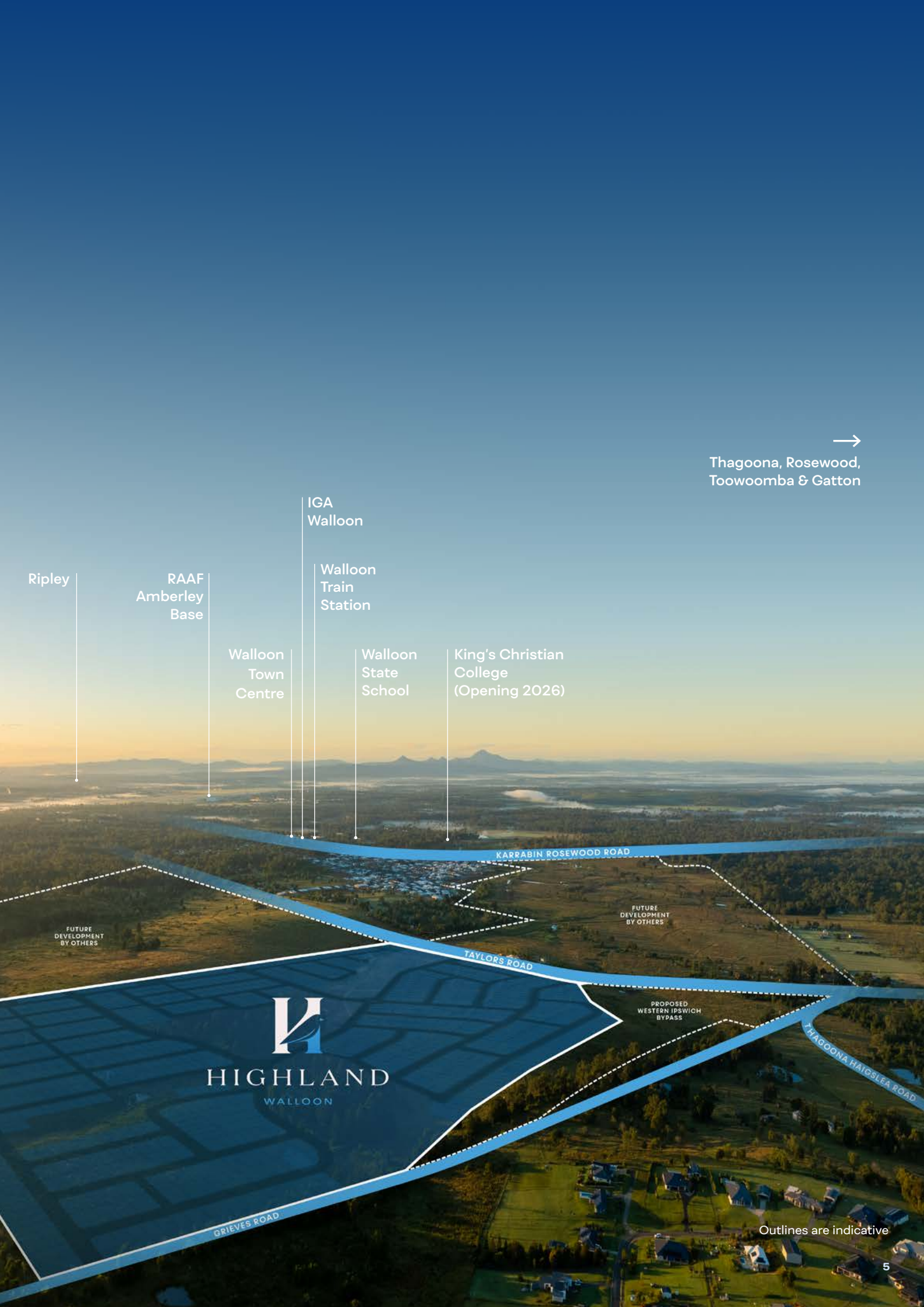
With 16 schools and 6 childcare centres within 15km, families have the advantage of quality education close to home, while a variety of local sporting clubs, community events, and weekend markets bring people together in a way that only small towns can.



Ipswich City & Brisbane

West Moreton  
Anglican  
College





Ripley

RAAF  
Amberley  
Base

Walloon  
Town  
Centre

IGA  
Walloon

Walloon  
Train  
Station

Walloon  
State  
School

King's Christian  
College  
(Opening 2026)

→  
Thagoona, Rosewood,  
Toowoomba & Gatton

FUTURE  
DEVELOPMENT  
BY OTHERS

FUTURE  
DEVELOPMENT  
BY OTHERS

PROPOSED  
WESTERN IPSWICH  
BYPASS

  
**HIGHLAND**  
WALLOON

Outlines are indicative



# This Is The Change of Scenery You've Been Searching For. Move Up To Highland Walloon.

YOU WILL BE PROUD YOU DID.

 **HIGHLAND**  
WALLOON



Outlines are indicative



## A VILLAGE ATMOSPHERE WITH ALL THE MODERN CONVENIENCES.

Sports & Social Clubs Plus Regular Electric Train to Ipswich and Beyond.



1.  
King's Christian College  
(Opening 2026) - 2.9km



2.  
Walloon  
State School - 2.3km



3.  
Phat Boyz  
Smokehouse & Kitchen - 1.7km



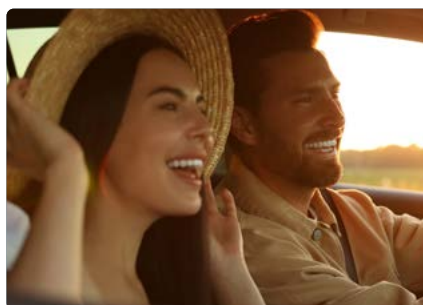
4.  
IGA  
Walloon - 2.4km



5.  
The Walloon Hotel - 2.4km



6.  
Walloon Town Centre - 2.4km



7.  
Warrego Highway - 3.8km



8.  
Walloon Train Station - 2.9km

# A Grand Estate Inspired by Breathtaking Views & Local Heritage.

Set above the landscape, Highland is a community that blends seamlessly within the beauty of its natural surroundings. Elevated living will take on new meaning here, where expansive views stretch across the district to the surrounding mountain ranges. Each precinct will embody a sense of prestige, tranquillity, and heritage—creating a community that feels both spacious and welcoming.

Here, tree-lined streets and open parklands will create an inviting atmosphere—perfect for families, relaxation, and a life well lived.

## Introducing Highland Precincts.

### MAJESTIC RISE

Perched on one of the estate's highest points, this prestigious precinct offers sweeping vistas and an elevated way of life.

### SKYHAVEN

A peaceful sanctuary in the most elevated precinct, where the crisp morning air meets boundless blue skies, creating a retreat that feels both open and serene.

### STIRLING GROVE

A small enclave nestled within a quiet lush and leafy precinct bordered by the natural beauty of surrounding parklands.

### LOCHWOOD

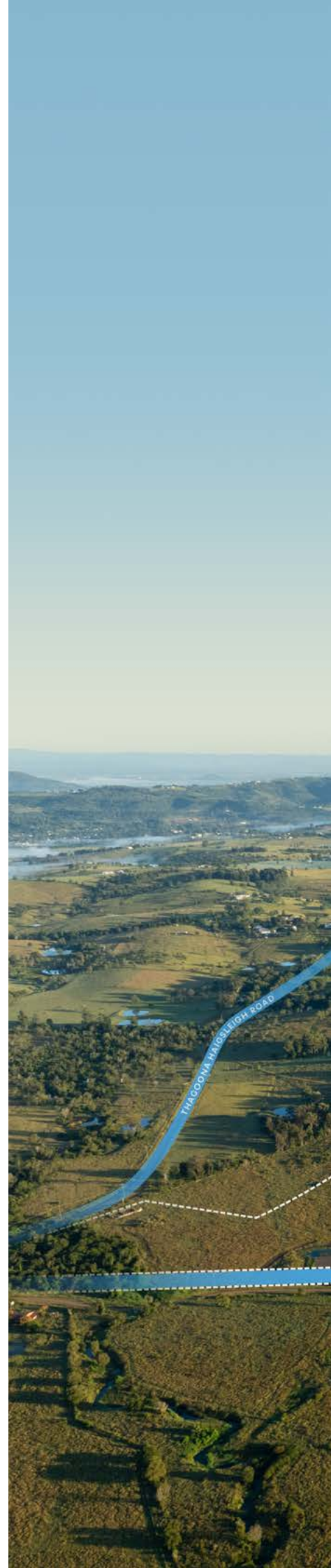
Inspired by the natural flora of the century old Brigalow woodlands, this precinct balances rich greenery with a refined charm, offering a picturesque setting.

### BROOKVALE

A tranquil haven where gentle streams weave through open spaces, living here places you close to the open parklands.

### GLEN VISTA

Glen Vista offers a serene retreat, surrounded by lush green landscapes and the gentle embrace of nature. This peaceful enclave is designed for those who seek a sense of calm, connection, and community.





LIFE AT HIGHLAND IS ABOUT MORE THAN JUST  
WHERE YOU LIVE—IT'S ABOUT HOW YOU LIVE.

A Cascade of Greenery  
from Mountain Ranges to Farmland  
Enjoy Open Skies & Expansive Views to the Horizon.



Outlines are indicative







# For All The Reasons That Matter.

This thoughtfully planned community has been designed to embrace its natural surroundings, with elevated views and gently rolling hillsides that inspire a sense of calm and connection.

Lennium Group is deeply committed to the environment. As part of this commitment, they are rejuvenating and replanting approximately 13 hectares of parklands, while also landscaping the network of footpaths that weave through Highland, bringing nature closer to every home.



Artist Impression



# Affordable Home Ownership, Simplified.

## TURNKEY HOUSE & LAND PACKAGES\*

☒ The Right Home ☒ The Right Lot ☒ The Right Price

Building a new home should be exciting—not overwhelming. That's why we've created a smarter way to own at Highland Walloon. In Release 1, every lot is matched with a dedicated builder, each offering a curated selection of modern home designs tailored to suit the lot's size, shape, and orientation. Each turnkey house and land package has been designed to maximise liveability and value, giving you the confidence of professional support every step of the way.

The result? Smarter design, more cohesive streetscapes, and no unexpected costs.

### What's Included:

- Range of inclusions and fixed price options
- Flexibility of designs to suit your style and taste
- Pre-approved, builder-designed plans
- Turnkey inclusions: appliances, driveway, letterbox & more
- Matched to lot size and orientation for maximum liveability
- FHB Grants & Stamp Duty Concessions available subject to eligibility

No surprises.

No delays.

No hard decisions.

**This is home ownership made easy.**

*\*Turnkey packages exclude soft landscaping and fencing.*

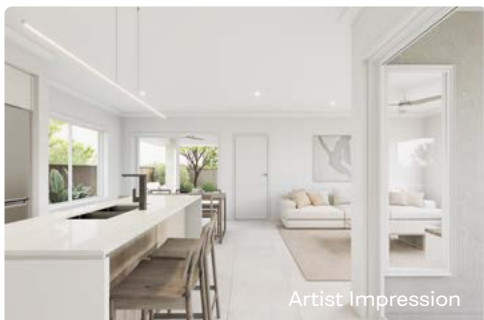
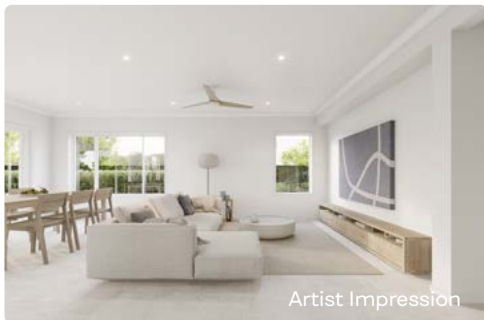
For full Terms & Conditions, please visit [www.highlandwalloon.com.au/disclaimer](http://www.highlandwalloon.com.au/disclaimer)





# Highland Walloon Display Village.

Highland Walloon will proudly host Bremer Valley's newest display home village. In partnership with Master Builders Queensland, it will showcase 18 home designs from 12 leading national, state, and local builders, offering a comprehensive source of inspiration for all new home buyers.





# The Future is Taking Shape in the Bremer Valley.

Set within the Greater Ipswich Region Plan, the historic townships of Walloon, Rosewood, and Thagoona have been identified as key residential growth areas – as significant as the rapidly expanding centres of Ripley and Springfield. The Ipswich LGA is one of Queensland's most important housing supply regions and is forecast to require nearly 4,000 new homes annually for the next 23 years. With the highest projected population growth in the state, the demand for well-planned, connected communities is more critical than ever.

At the heart of this opportunity is the Bremer Valley – a strategically located corridor connecting Walloon, Thagoona, and Rosewood. Rich in local history and backed by well-established infrastructure, this region is poised to deliver more than 20,000 new homes by 2046, with 5,000 planned by 2032. It spans 2,500 hectares west of Ipswich and enjoys direct access to major transport networks including the Warrego Highway, Cunningham Highway, Centenary Highway, and a dedicated passenger rail line.

Highland Walloon is proud to be part of this bold future. Designed as a benchmark new neighbourhood within the Bremer Valley, it represents a new generation of master planned living. With the foundation of trusted schools, shops, services, and community spirit already in place, the Bremer Valley is ready to grow – creating new opportunities for home ownership and a thriving lifestyle for generations to come.

Here, the future is more than just planned – it's already taking shape

Source: Ipswich City Council

## Walloon







HIGHLAND  
WALLOON



Thagoona

Rosewood



Outlines are indicative





# HIGHLAND

WALLOON

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