



ASPEN VILLAGE

BLACK DIAMOND

INFORMATION GUIDE

empire | GEOCON

MIN EER 5, LIC 18401809 *T&C'S APPLY



A D V E N T U R E

WELCOME TO AN ALPINE-INSPIRED PRECINCT
WHERE THE ATMOSPHERE OF THE MOUNTAINS
MEETS THE BUZZ OF THE CITY.

L I V E S

BLENDING LUXURY AND NATURE IN EQUAL MEASURE,
BLACK DIAMOND REPRESENTS A BREATHTAKING NEW
SUMMIT FOR CONTEMPORARY LIVING.

H E R E



Black Diamond is less than 2 hours' driving to the Jindabyne and the Perisher snowfields.



Step outside your door and you'll find the tranquil waters of Lake Tuggeranong, the southside's premier outdoor recreation destination.



Standing majestically above Canberra's west, the iconic Brindabellas provide a pristine natural backdrop to Black Diamond.



Stay active and take advantage of a wide range of nearby sport and leisure centres offering endless opportunities to work up a sweat and keep fit.



LAKE TUGGERANONG		1min
SOUTH.POINT SHOPPING CENTRE		10mins
NATURE RESERVES		10mins
CANBERRA INTERNATIONAL & DOMESTIC AIRPORT		15mins
CANBERRA CITY		20mins
SNOWFIELDS		105mins
SOUTH COAST		120mins
SYDNEY CITY		210mins
MELBOURNE CITY		450mins

**CLOSE TO NATURE.
CLOSE TO EVERYTHING.**

WHATEVER YOU NEED. WHENEVER YOU NEED IT.

**NESTLED ON CANBERRA'S EMERGING SOUTHERN FRINGE,
BLACK DIAMOND CONNECTS YOU TO EVERY MODERN
AMENITY, INCLUDING THE RETAIL AND TRANSPORT HUBS
OF NEARBY TUGGERANONG TOWN CENTRE AND BEYOND.**





THE PEAK OF LUXURY

BLACK DIAMOND DELIVERS A UNIQUE INTERSECTION OF MODERN LUXURY LIVING ON CANBERRA'S UNSPOILT NATURAL FRINGE. VENTURE OUT TO EXPERIENCE A WORLD OF OUTDOOR ADVENTURE ON YOUR DOORSTEP OR RELAX IN THE SOPHISTICATED ALPINE TRANQUILLITY OF HOME.

1, 2 & 3 BEDROOM APARTMENTS

Light-filled, boasting high-end finishes and spacious storage solutions.

EXCLUSIVE RESIDENT AMENITIES



Rooftop common area



Infinity pool



Spa & Sauna



Chef's kitchen

89 APARTMENTS // 5 STOREYS // ACCESS TO EXCLUSIVE RESIDENT AMENITIES

A BREATHTAKING NEW SUMMIT FOR CONTEMPORARY LIVING



A CAPTIVATING NEW

LOCALE

Black Diamond is moment's from the bustling town centre of Tuggeranong.

A SPACE FOR

SERIOUS PLAY

A modern urban lifestyle, nestled between the buzz of the city and the serenity of the Brindabellas.

FLEXIBLE FOR LIFE'S

CHANGES

A range of 1, 2 & 3 bedroom apartments with a rich array of amenities right on your doorstep.



CHEF'S KITCHEN & DINING

From casual lunches to private dinners, the chef's kitchen offers the perfect setting for any occasion. Catering for up to 12 guests, the dining space is available to book exclusively for private events.



ROOFTOP ENTERTAINING

Enjoy all year-round entertaining on 2002m2 of rooftop amenity featuring infinity pool, spa and BBQ area.



LIFE ON YOUR DOORSTEP

Whether you're spending your weekends at home or venturing out on your next adventure, Black Diamond is mere minutes from Canberra's CBD and the International Airport.



INCLUSIONS

EXPERTS IN MODERN LIVING.

Home isn't just the space you live in, it's your surroundings, the lifestyle you enjoy and the people you love.

We're committed to delivering the best product and service we can, every time. That means always going above and beyond your expectations, where extraordinary becomes the normality.

STANDARD FEATURES & INCLUSIONS

FLOORPLAN ATTRIBUTES

- Durable and stylish finishes
- Energy efficient LED lighting throughout
- Reverse cycle air conditioning
- Spacious balconies to each apartment
- Floorplans maximising sunlight
- Individual and secure storage cages

KITCHEN

- Stone benchtops
- Blanco appliances including electric oven, ceramic cooktop and slideout ducted rangehood

BATHROOM & ENSUITE

- Full height tiling to most apartments
- Semi-frameless shower screen
- Custom vanity and joinery

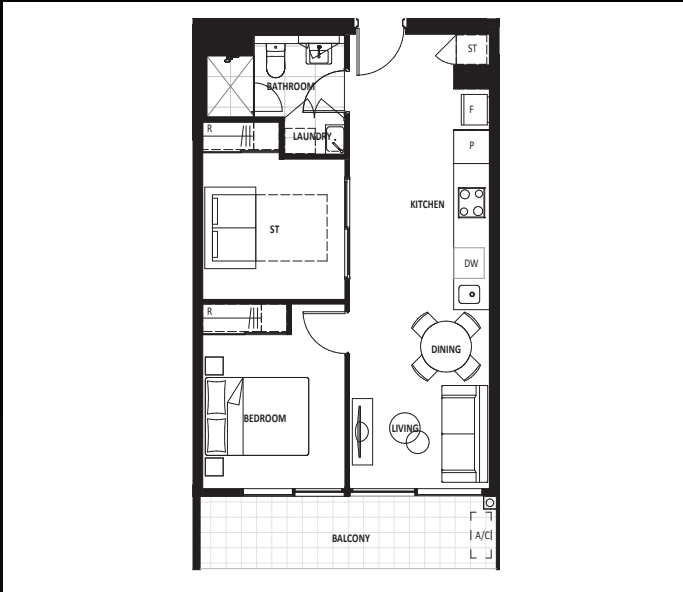
LAUNDRY

- Dryer to every laundry
- Practical storage solutions

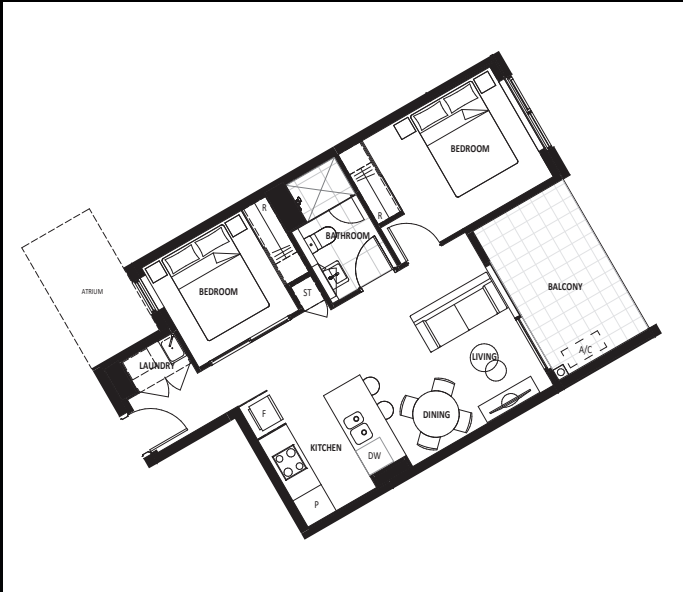


SAMPLE FLOOR PLANS

ONE BEDROOM



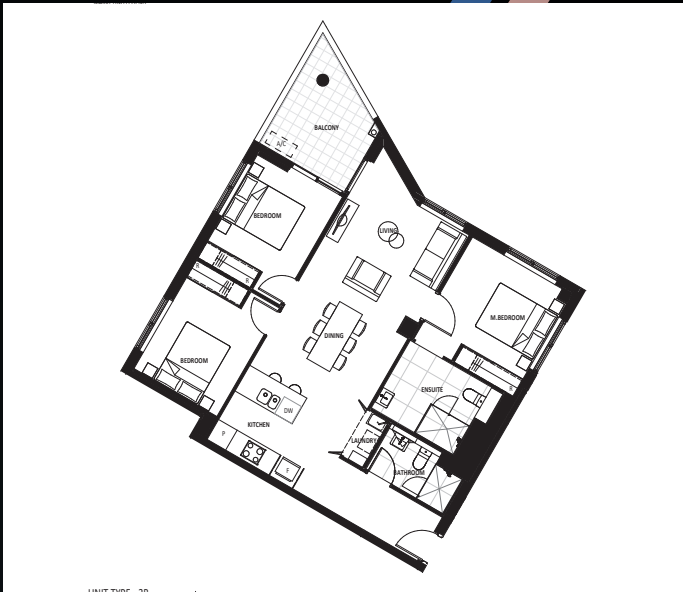
TWO BEDROOM



TWO BEDROOM + ENSUITE



THREE BEDROOM





ASPEN VILLAGE

BLACK DIAMOND

Empire Global brings over 20 years of experience in building and construction combined with a strong focus on sustainability.

With a passion for delivering exceptional design they enjoy strong partnerships with many leading Australian contemporary architects, engineers and interior designers. They always seek to develop and operate properties in ways that reduce adverse impacts on the environment by minimising resource use, pollution and waste.

Geocon is Canberra's largest integrated powerhouse property enterprise with extensive capabilities across development, construction, hospitality management and investment.

Geocon's hallmark is architecturally stunning buildings that truly deliver a new standard of contemporary living, powered by worldclass innovation and refreshingly accessible pricing that redefines urban living for the Canberrans of today and tomorrow.

blackdiamond.geocon.com.au

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