

YOUNG & FENNELLY

PARKSIDE RESIDENCES

DEVELOPED BY CBUS PROPERTY



HOMES&GARDENS&PAST&PRES
PRESENT&OUTLOOK&PARKS&P
LIGHT&BREEZE&QUALITY&DES
&DESIGN&GROWTH&OUTLOO
LEGACY&THRIVE&PARKS&SIMP
BALANCE&AUTHENTICITY&COM
&HOSPITALITY&TIMELESSNESS
CONNECTIONS&PEOPLE&AUTH
SIMPLICITY&HONESTY&WORK&
HOME&SERENITY&LOCAL&SER

Young & Fennelly revolves around
the things you love most in life.
Celebrations & tranquility. Fresh air
& gardens. Coffee & conversation to
ease you into the day. From mornings
at the beach to a tranquil spot beneath
the trees or a bustling bistro at night,
your days wind up or down. Find your
place on the park at Young & Fennelly.
A unique & inspiring home.





NEWMARKET

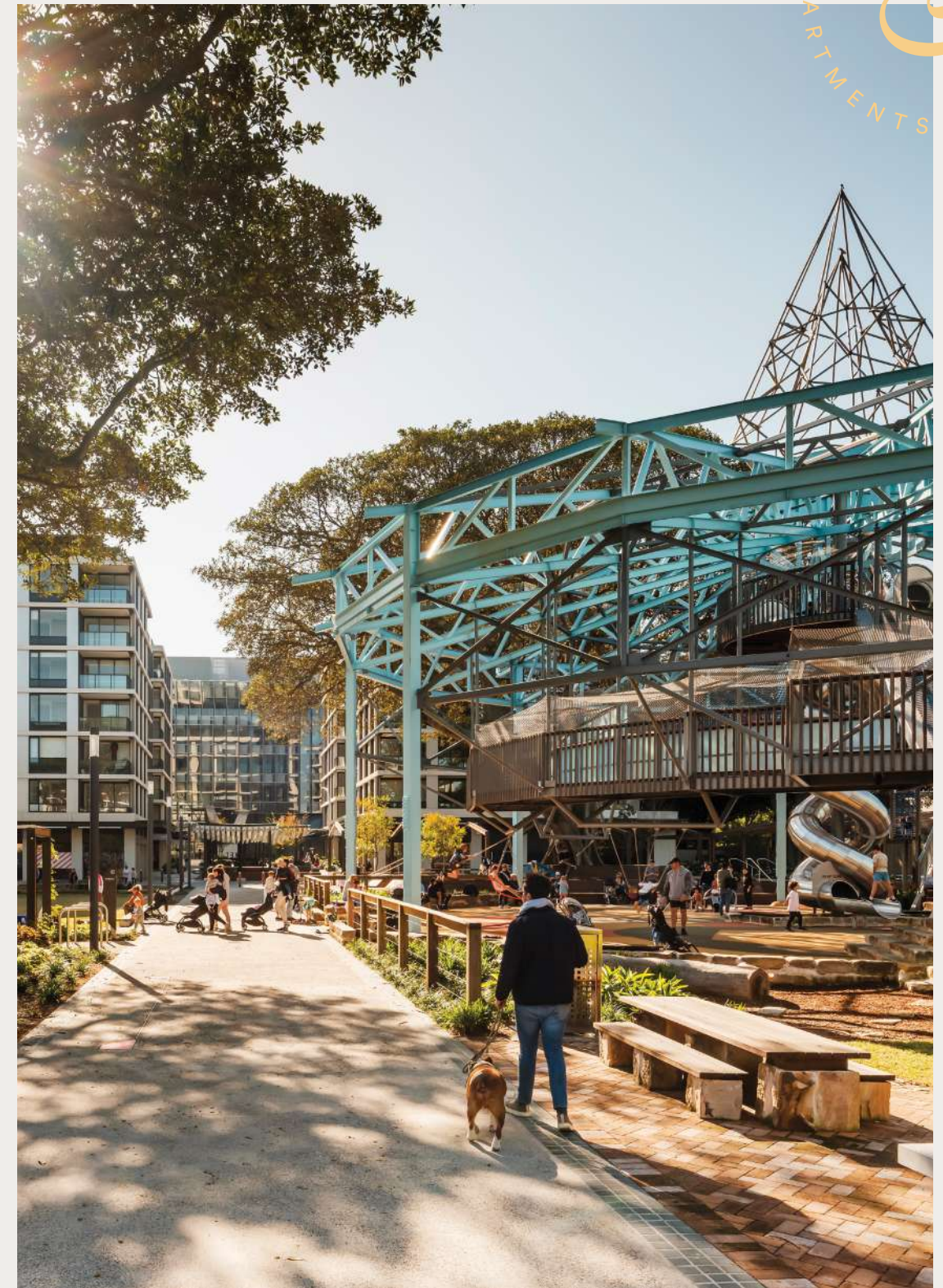
THE HEART&SOUL *of* RANDWICK

Welcome to your forever home within beautiful Newmarket
– an award-winning new village in the heart of Randwick,
the Eastern Suburbs' oldest neighbourhood.

The charming village precinct brings inner-city dining and cafe
culture to your doorstep, while still only moments away from
the city and the beaches.

Hidden green spaces and beautiful parks offer spaces to work,
play and relax amongst majestic Moreton Bay fig and Norfolk
pine trees. It is the new heart and soul of Randwick.

RANDWICK



PARKSIDE
APARTMENTS & TERRACES

PARKSIDE LIVING



NEWMARKET

The AWARD~WINNING NEWMARKET *by Cbus Property*

AWARDED FOR
DEVELOPMENT EXCELLENCE



CBUS PROPERTY'S CHIEF EXECUTIVE OFFICER,
ADRIAN POZZO



“We welcome you to Young & Fennelly, another landmark project proudly developed by Cbus Property and curated by a team of Australia’s most innovative and highly regarded architects and designers. We are sure you will love this place as much as we enjoyed creating it.”

ADRIAN POZZO - CHIEF EXECUTIVE OFFICER, CBUS PROPERTY

Newmarket is the bustling new heart of Randwick. It offers a new level of quality and luxury across a diverse range of outstanding residences.

Newmarket has won multiple awards for celebrating past and present in its cohesive masterplan, architecture and landscape designs.

- Winner of the Best Urban Project, *Randwick Design Awards*
- Winner of the Best Conservation Project, *Randwick Design Awards*
- Winner of the People's Choice Award, *Randwick Design Awards*
- Winner of the Best Medium Density Development, *Urban Taskforce Development Excellence Awards*





NEWMARKET



DINING



LOCAL PROVIDORES



FINE FOOD

NEWMARKET

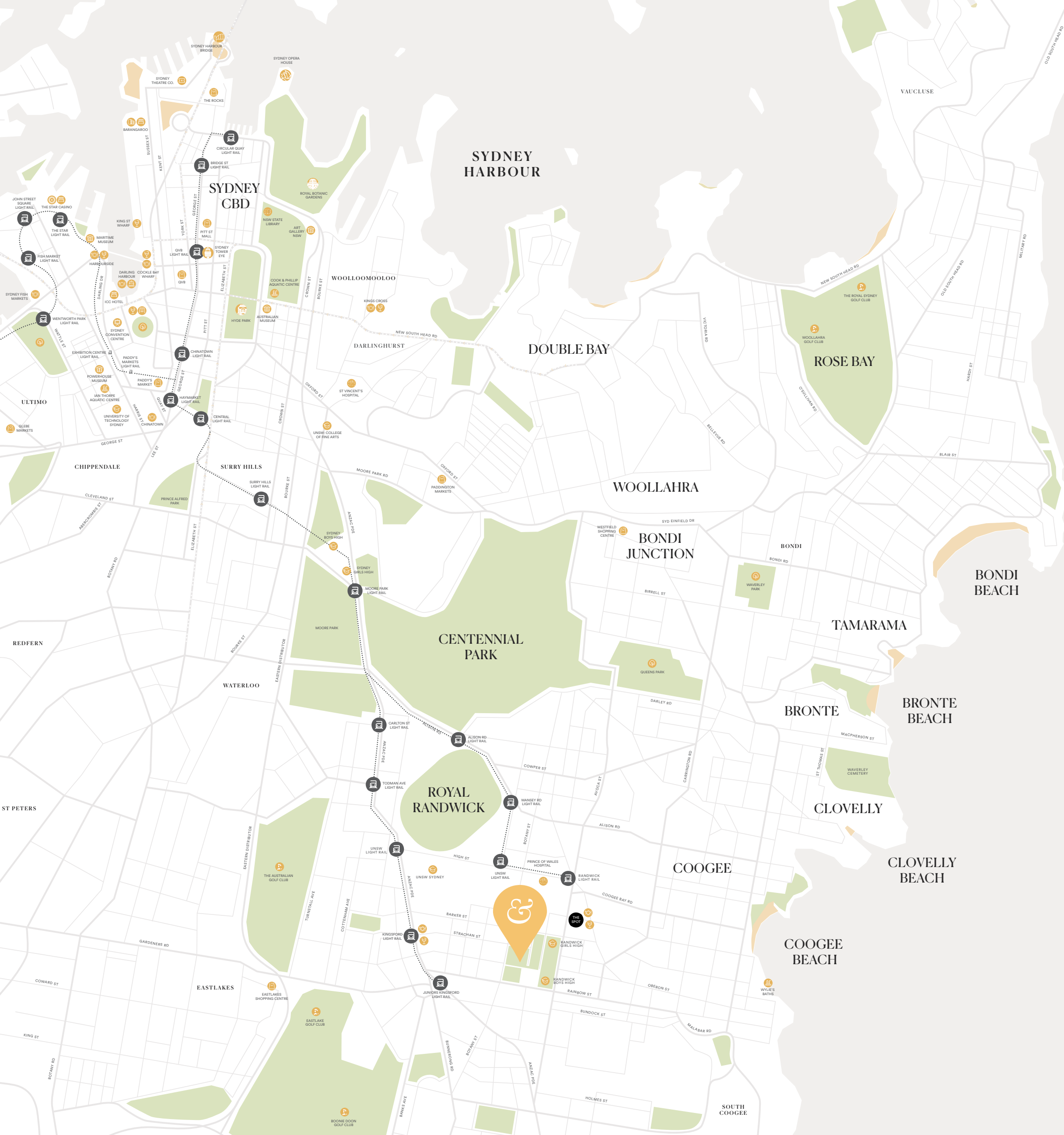
GRAND ICONS&LOCAL SECRETS

Take the dog out for a walk on Paine Reserve or steal moments of silence in Centennial Park and enjoy the rolling calendar of open-air events. Magnificent floral displays, duck ponds and manicured lawns dotted with historic sandstone columns and edifices bring grandeur and beautiful backdrops to your morning strolls and afternoon picnics.

RANDWICK



CENTENNIAL PARK

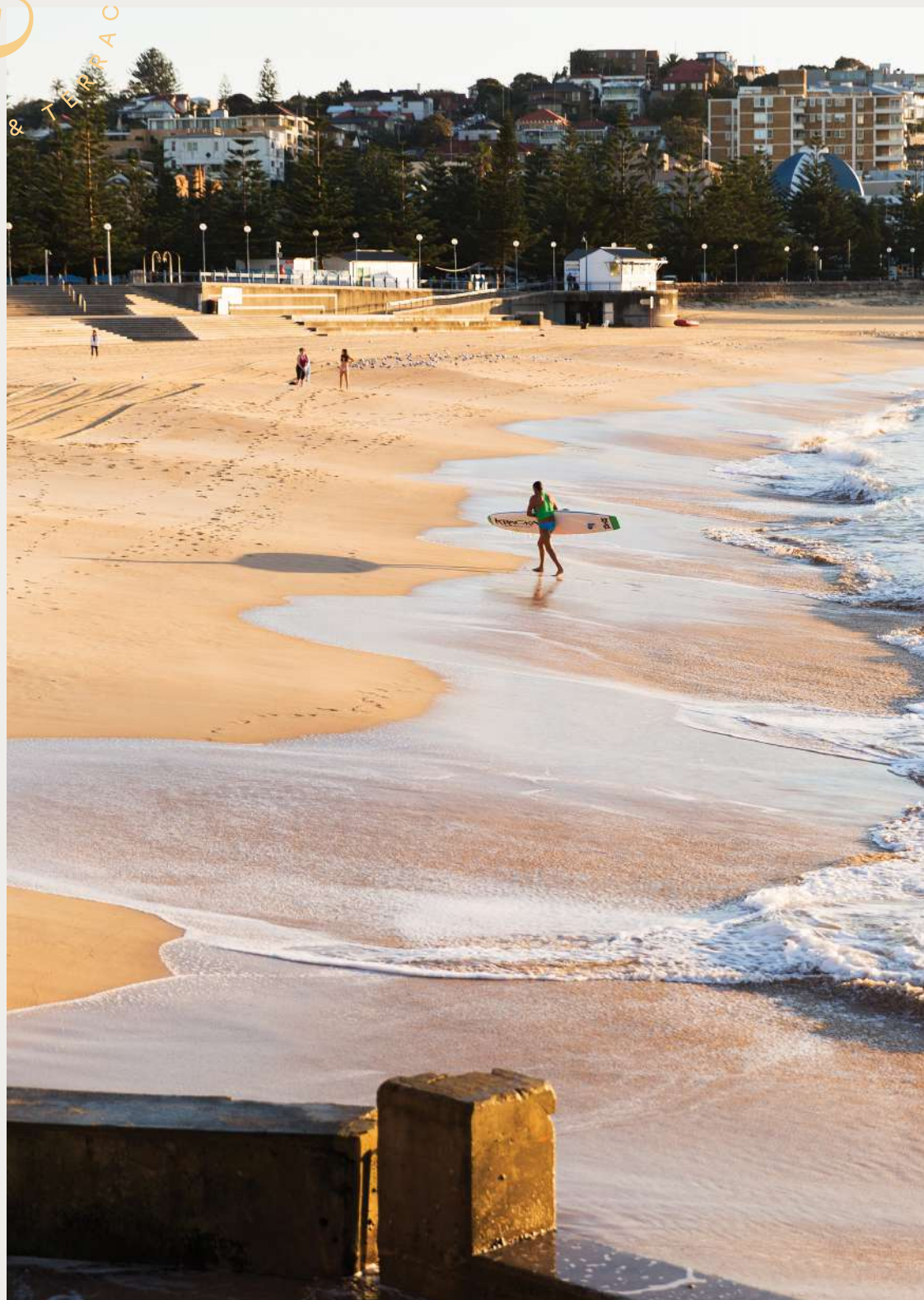


The beauty of Randwick
is its unique location
between the city & the coast.
It is the quiet side of Sydney's East,
just moments from
Coogee Beach.

Rich in amenity, this highly desirable suburb offers
much to tempt. Whether you are up bright and early or
out after dark, Newmarket will fit your lifestyle with ease.
For convenient travel, the light rail and other transport
options are at your doorstep.

EST. 1860
NEWMARKET
RANDWICK
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COASTAL



HAVEN





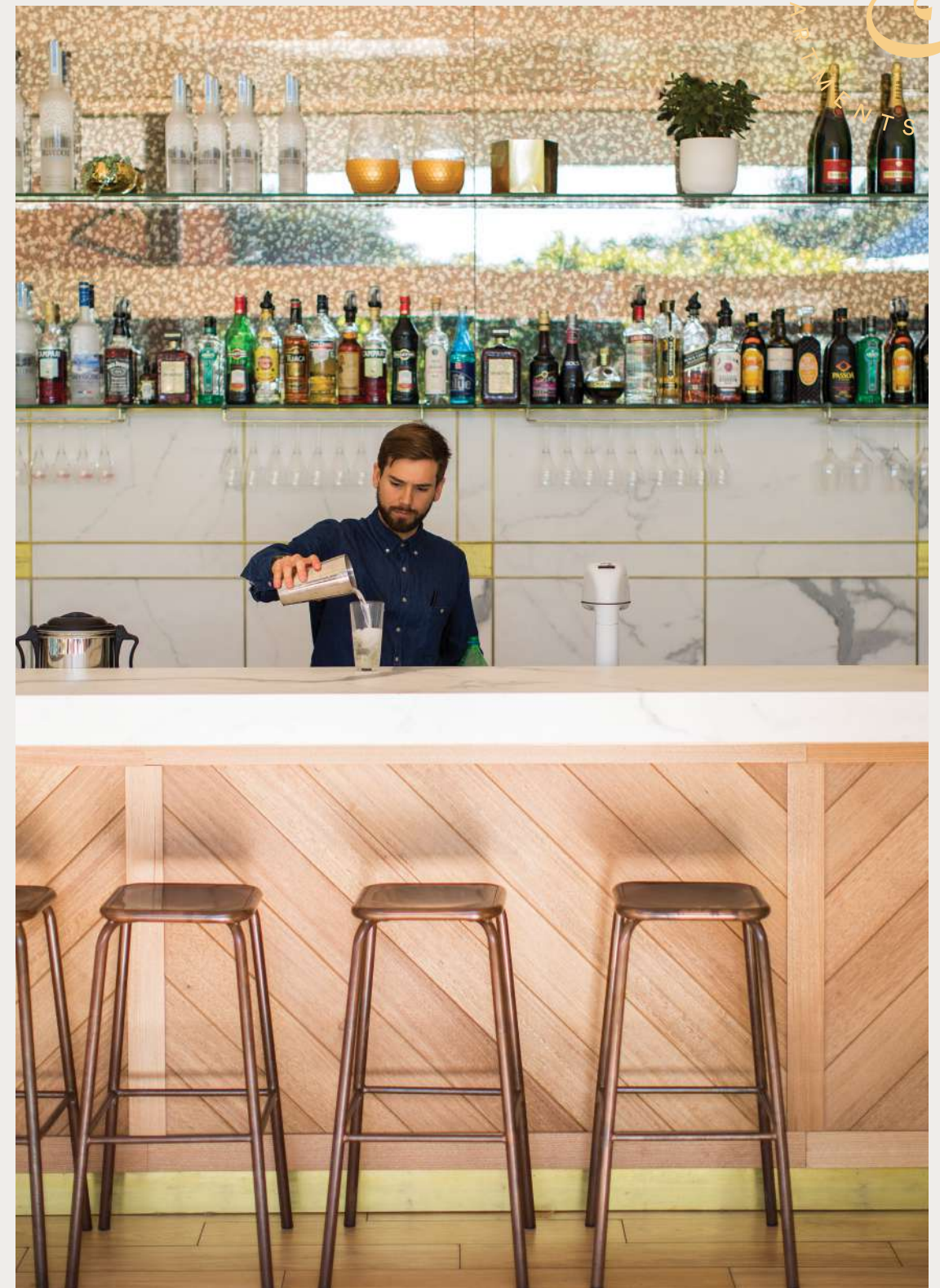
MORNING



RIDES



MOVIE NIGHT



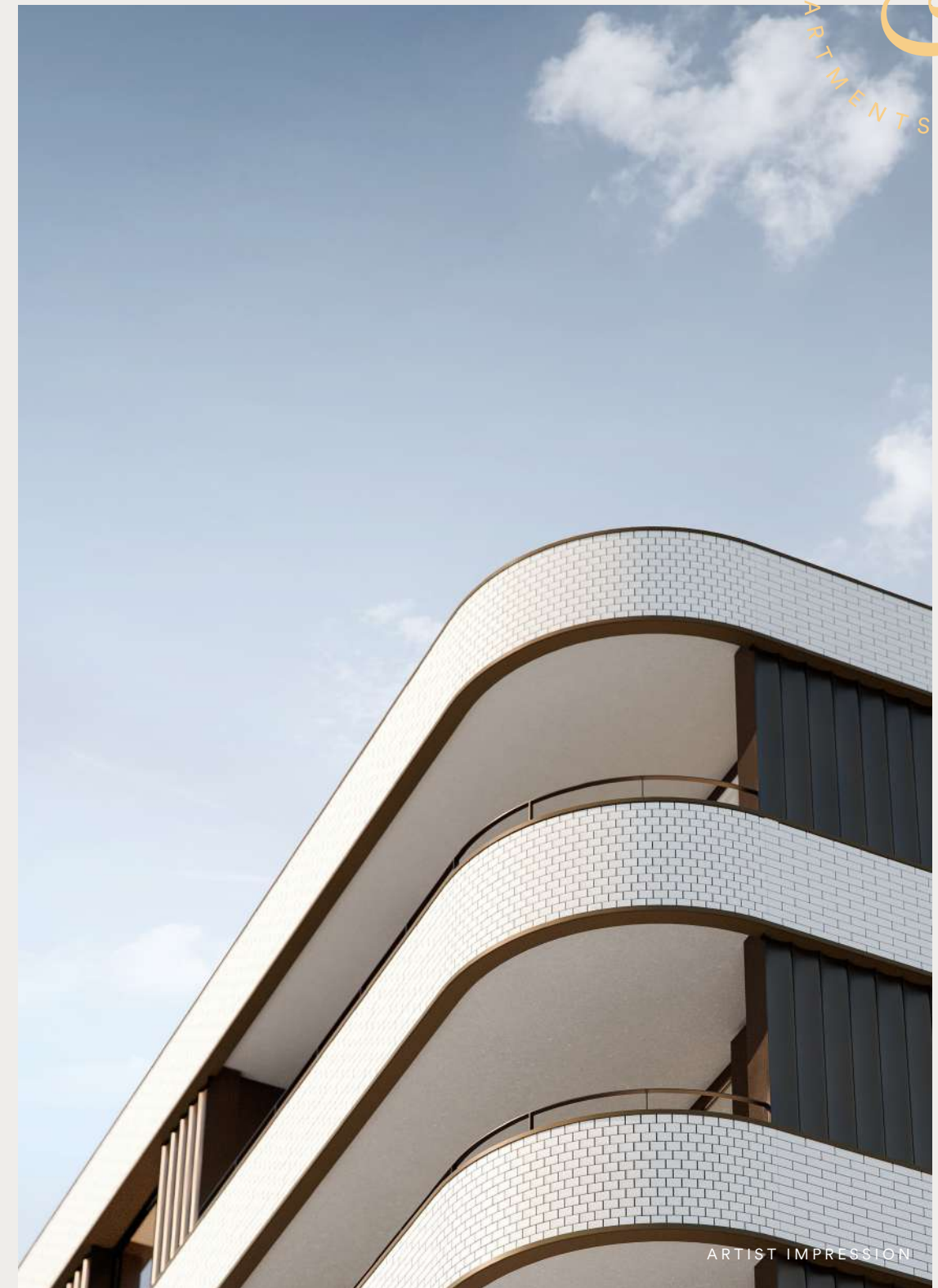
DATE NIGHT

ARCHITECTURE

PARKSIDE APARTMENTS & TERRACES

“Drawing upon a classic Art Deco aesthetic, we’ve created a bespoke collection of generous apartments and uniquely designed terraces. They reflect Randwick’s established residential setting with interiors taking inspiration from the calming tones and textures of nature.”

MATTHEW ALLAN - BATES SMART



PARKSIDE
APARTMENTS & TERRACES

ARTIST IMPRESSION

WARM & INVITING

Simplicity is the hallmark of Young & Fennelly's captivating residences. Discover spaces that offer perfect proportion, an abundance of natural light, and a wonderful indoor-outdoor flow. Floor-to-ceiling doors draw in the landscapes and fresh breezes while amplifying the sense of internal space. From gourmet kitchens to generous bathrooms, they are designed to outlast changing fashions. Less urban and more refined, many residences open to panoramic green views over adjacent Paine Reserve and out to Botany Bay at the upper levels.



ARTIST IMPRESSION



ARTIST IMPRESSION

NATURAL & LUXURIOUS

Young & Fennelly's luxurious palette takes on the textures and tones of local paperbark, tallowwood and spotted gum trees. Soft natural hues of green, white and taupe dovetail with timber joinery, while crafted elements such as loriner-inspired cabinetry detailing add signature touches.

Mirrored overhead storage contrasts beautifully with caviar-black open shelving, delivering practical glamour to the spaces. Stone vanities and barely-there joins in the stone-clad floors and walls give a feeling of uninterrupted elegance.



ARTIST IMPRESSION

SUNSHINE & LIGHT

Flowing interiors and seamless outdoor spaces combine to create an irresistibly liveable home. These versatile outdoor living spaces are ideal for entertaining or simply relaxing in the sunshine over breakfast, with views across the neighbouring reserve or Young & Fennelly's beautiful gardens. Lavish outdoor terraced areas for each of the penthouses deliver elevated luxury.



LUSH & ELEVATED

Welcome to your luxurious private sanctuary. Young & Fennelly represents architectural beauty and a place of retreat from your vibrant neighbourhood below. Between the buildings and elevated above, beautifully manicured landscaped gardens shape a series of outdoor areas – spaces to relax or enjoy a barbeque amongst the trees and flower beds, dine under the pergola, or entertain in the rooftop garden.

PARKSIDE

PARKS & GARDENS & HOMES

For those who desire timeless quality, Young & Fennelly's exclusive collection of parkside terraces offer a superb modern take on traditional terrace living. These elegant double-storey terraces are designed with a firm grasp of modern lifestyles, creating a true feeling of home.

TERRACES



ARTIST IMPRESSION



BEAUTY & AUTHENTICITY

Stylish double-storey residences are designed to deliver light and space to the traditional terrace. Young & Fennelly's magnificent terraces offer the kind of spaces you will love spending time in. Private central courtyards bring in light and volume to the entertainer kitchens, where stone islands create a focal point. Panelled timber detailing and seamless timber floors are reminiscent of the site's former stables.

The suite of premium Smeg appliances will please home chefs and entertainers. The flow to sheltered, internal front and back courtyards creates a feeling of openness throughout. Each north-facing terrace is special in its own unique way, with private entries and secure garaging making them superb private homes.



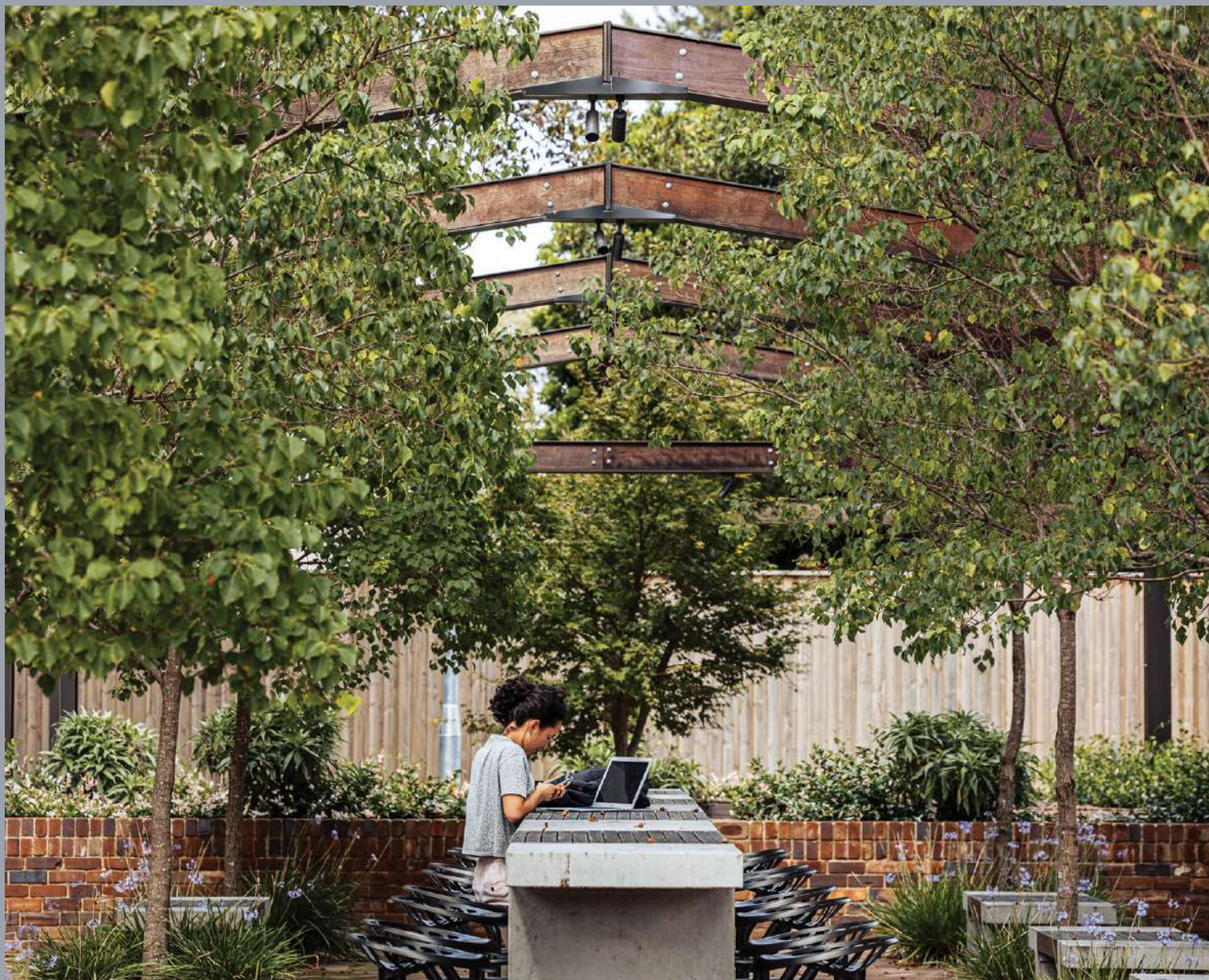
ARTIST IMPRESSION

RELAX & UNWIND

This elegant natural palette creates a warm, relaxing mood in the light-filled bathrooms. Freestanding baths lend an indulgent air while the soft background reflects the tones of the local flora. Beautiful stone vanity tops and substantial timber under-bench storage is paired with open shelving, providing ample space for all your bathing essentials. Two graceful colour schemes pay subtle reference to the garden landscapes and easily adapt to your own sense of style.

NEWMARKET

SUSTAINABILITY & LIVEABILITY



NEWMARKET, RANDWICK



SUNSHINE & BREEZES

Each residence captures abundant natural light and cross breezes. Shading, operable windows and ceiling fans let you naturally control your thermal comfort. Considered design prioritises wellbeing, while reducing running costs and reliance on technology. Solar panels generate green power to the common areas.



LOCAL & CONNECTED

Newmarket is a thoroughly walkable neighbourhood with green areas and shareways for pedestrians and cyclists alike.

University and hospital precincts and the light rail sit nearby, while Coogee Beach, Centennial Park, The Spot and Royal Randwick Racecourse provide plenty of recreation options.



PARKLAND & GARDENS

Young & Fennelly's parkside design maximises green outlooks over neighbouring parklands. Inglis Park hosts an impressive playground, while Paine Reserve welcomes exercise and dog walking.

Majestic 130-year-old fig trees lend shade and tranquility, while on-site rainwater collection irrigates the common area gardens.



MATERIALS & LONGEVITY

Bates Smart's timeless New Deco design for Young & Fennelly encompasses a considered approach to durable, low-maintenance building materials that will stand the test of time.

Timber, brick pavers and sandstone blocks have been salvaged from the Inglis Stables and recycled throughout Newmarket.



PEOPLE & COMMUNITY

Young & Fennelly is designed around liveability for the people who will call it home. A sense of community connection and belonging is more important than ever.

The residence designs consider the changing needs of modern life. Flexible rooms provide spaces for studying, working from home or visiting friends and family.



We all desire life’s simple luxuries.
Laughter & happiness. Wellbeing &
connections with the things and people
we love. Young & Fennelly brings a
sense that life is always giving more.
Fine food & time with others. Green
parks & gardens. This is your home
on the park. A beautiful collection of
parkside apartments & terraces in the
heart of Randwick, where the treasures
of the East can all be yours.



YOUNG&FENNELLY

PARKSIDE RESIDENCES

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NEWMARKET

R A N D W I C K

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