

BINGARA GORGE



South West vs North West

As Western Sydney International Airport and the Aerotropolis move towards opening in 2026, more homeowners are turning towards South Western Sydney and away from the North West.

The South West Sydney Growth Centre is widely touted as the 'engine room' of the New South Wales economy and Sydney's fastest growing district.

Kimberley Fairless, Sales & Client Manager at Bingara Gorge comments, "The South West represents great value for money, supported by a superb lifestyle. Masterplanned communities like Bingara Gorge in Wilton, which is approximately 60 kilometres from Western Sydney International Airport are providing much needed housing to support exponential growth in the region.

"The financial benefits compared to the North West are significant with more buyers recognising the differences. A 450m² land parcel in North West suburbs like Box Hill or Rouse Hill is selling for approximately \$2100 - \$2450m² (realestate.com.au) equating to about \$1 million - \$1.1 million, while in South West suburbs such as Bingara Gorge the price for the same lot size is about \$1,422m² or \$640,000."



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She added, "Home and land packages in Bingara Gorge can be bought from \$1.1 million - the same price as a North West land parcel only. The size of land options is also broader with wider frontages and land up to 1.5 hectares available. The South West value proposition is obvious."



Quality homes within a landscaped masterplan as well as proximity to established private and public schools, retail hubs, sports facilities and world-class universities make purchasing in Bingara Gorge an excellent buying opportunity."

"With billions of dollars being pumped into the economy from the private sector as well as state and federal governments for existing and new infrastructure, the region is prospering. Home frames are scattered across the region, upgrades to schools, shopping centres and hospitals as well as public transport including road upgrades are well underway to accommodate population growth," Kimberley continued.

The NSW Planning Department's Wilton 2040 plans will be a landmark area in the Western Parkland City where the local community and businesses prosper. New schools, roads, hospitals, business hubs and retail centres are all part of the region's future.

Wilton will be a key location for job opportunities that benefit from direct access to the Greater Macarthur area, Wollongong and Western Sydney International Airport.

Kimberley contends that the region's lifestyle advantages are drawing buyers to the region too. "Wollongong's famous beaches are within a short 35-minute drive, while the Southern Highlands, famous for its wine and delicious cuisine within 45 minutes. Bingara Gorge is where quality, value and lifestyle meet."

Property purchasing prospects are unprecedented to capitalise on the burgeoning South West expansion. It is a once in a generation opportunity to buy in the early stages of the region's future growth plans including Wilton 2040.

Set in a spectacular semi-rural setting, Bingara Gorge is strategically positioned in the heart of the South West Growth Centre. The established masterplanned community is already home to over 3,000 residents with this number set to double in size within the next three years.



Land is from \$545,000 while completed homes start at \$1.2 million. For further information visit www.bingaragorge.com.au or phone 1800 647 155 (7 days) 10am - 5pm.