BlueCHP Limited
AFFORDABLE HOUSING—FOUNDATION FOR LIFE

MACARTHUR GARDENS NSW

The Gardens in Campbelltown was built with Cross Laminated Timber (CLT) and is the largest residential timber building in Australia. The development comprises three towers with 101 apartments, 56 of which are available for affordable rental, delivering on BlueCHP's core mission of support those in housing need. The remaining 45 dwellings were sold on the private market. All apartments have two bathrooms, stone tops and stainless-steel appliances, floor to ceiling tiling in wet areas and gas hot water.

The Gardens was built in a highly sought-after location, in close proximity to the University of Western Sydney, Campbelltown Hospital, Macarthur Square shopping centre and the Macarthur Railway Station. The Gardens is a great example of how BlueCHP works to increase the supply of affordable housing and support residents.

The Gardens was built with 22,000 square metres, or 962 tonnes, of CLT and by using CLT, the development was able to save 20% on construction costs, reduce carbon emissions by 35% and reduce waste by 60%. CLT is fire resistant and given its thermal properties, helps reduce asset retention costs.

The Gardens also includes a 15 kilowatt solar system for lighting common areas, energy-efficient lighting in apartments, a 20,000 cubic metre rainwater tank for common areas and an embedded electricity network, offering residents discounts of up to 20% on power bills. Each apartment achieved a five-star NatHERS energy rating and 10% of the apartments where designed for adaptable living.

PROPERTY PROFILE

TYPE	Affordable housing development and asset retention
BUILD	101 apartments, 56 of which are affordable and 45 were sold privately
DELIVERY	Full development management, financing and asset retention services