



Homes Victoria is delivering high-quality new social, affordable, market rental and specialist disability homes in Hampton East.

The Bluff Road housing site in Hampton East is being redeveloped as part of Homes Victoria's \$5.3 billion Big Housing Build.

This project replaces older-style dwellings with 285 well-designed new one-, 2-, 3-, and 4-bedroom homes, resulting in a 16% increase in social housing and a more diverse rental stock.

Features include space for a cafe and social enterprise, community garden, children's play area, picnic area and civic space, multi-purpose community room and on-site community housing office.

New homes at Bluff Road are being delivered through a Ground Lease Model where Homes Victoria leases land to project partner Building Communities, to finance, build, manage and maintain housing for 40 years, enabling all land to remain in public ownership. The builder at the site is ICON.

Located in the City of Bayside, the Bluff Road, Hampton East housing site is ideally positioned near schools, transport, jobs, community services, shopping precincts and local beaches.

FAST FACTS



A mix of **one, 2, 3 and 4 bedroom homes**



16% increase in social housing



A mix of **social, affordable and market rental homes**



Quality outdoor spaces
including a community garden, children's play space, picnic area and civic space



Space for a **new cafe and social enterprise**



7-star NaTHERs
average rating



5-Star Green Star
rating



Specialist disability accommodation



On-site tenancy support and management



Multi-purpose community room

Find out more

For more information or to subscribe for updates, please visit the website below.



[homes.vic.gov.au/
bluff-road-hampton-east](https://homes.vic.gov.au/bluff-road-hampton-east)

PROJECT TIMELINE



December 2021
Project announced



December 2021 onwards
Residents at Bluff Road supported to relocate



June - July 2022
Stage one community consultation



Early 2023
Enabling works start



Late 2023
Appointment of project partner to deliver new homes



Early 2024
Stage 2 community consultation



Late 2024
Construction begins



From late 2026
New homes complete and renters start moving in

Email us at

hamptoneast@homes.vic.gov.au
for more assistance, if you:



need an accessible or interpreted version of this project update

OR



have any questions