



# CLIFTON PLACE

11-13 CLIFTON STREET • BLACKTOWN



*A new  
community  
in western  
Sydney*



## CLIFTON PLACE

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**A new community has blossomed, where open spaces and modern infrastructure meld to offer a unique way to live in Sydney.**

Situated in the thriving west of Sydney is Clifton Place – a boutique collection of 42 studio, one, two and three bedroom apartments. Designed and built by Skyton Developments, each apartment has been carefully created to improve the lifestyles of those who live in them. Thoughtful landscaping and inviting communal spaces complete this new development, offering the chance to connect with others and enjoy living, beyond the four walls.

Blacktown is part of the Western Sydney emergence – a hub for transport, work, modern infrastructure and education, it's become the third largest economy in Australia. And Clifton Place is amongst it all. Close to schools, hospitals, and a great selection of retail and dining, it's surrounded by everything you need to enjoy a lifestyle of perfect balance.

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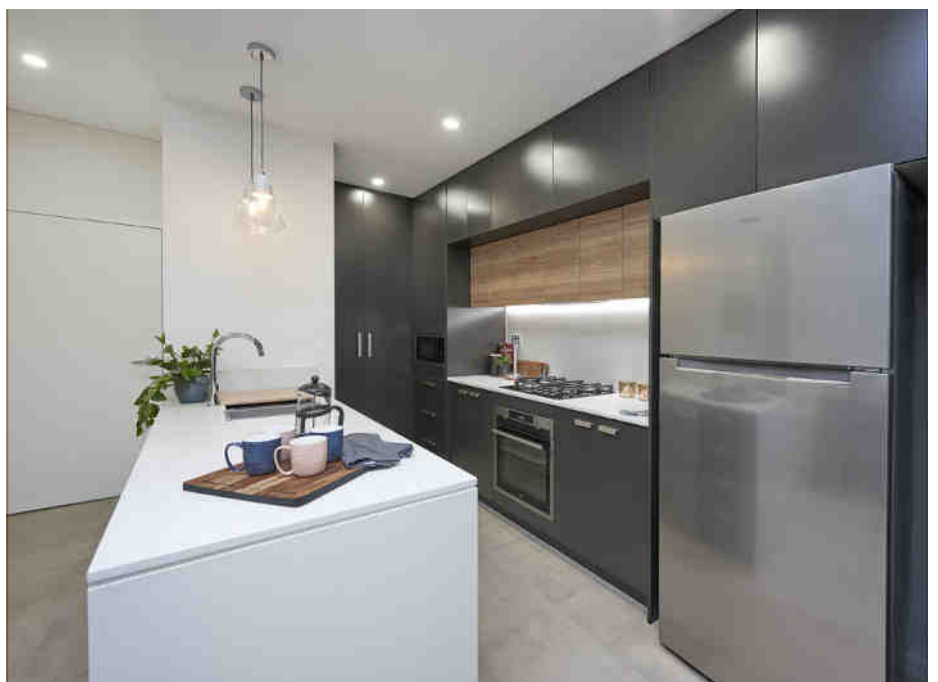
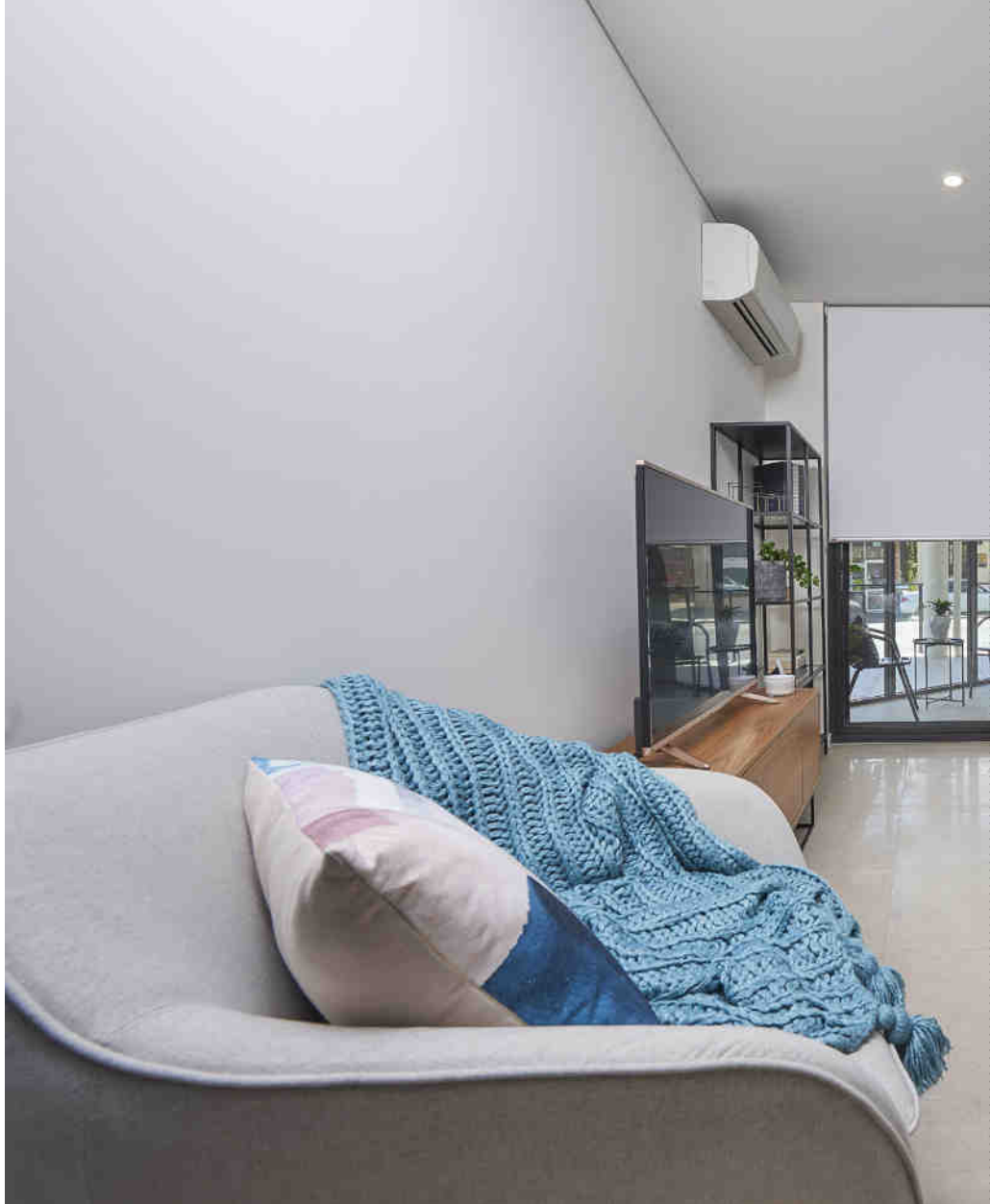




11-13

Where contemporary  
design, high quality  
finishes and all  
the creature  
comforts combine

Great attention to detail has been taken to create homes that are both beautiful, as well as practical for everyday living. Open plan layouts, tiled spaces and floor to ceiling windows bring in an abundance of natural light to every corner of the home, and expansive balconies connect to create a seamless indoor-outdoor entertainment area to enjoy with family and friends.

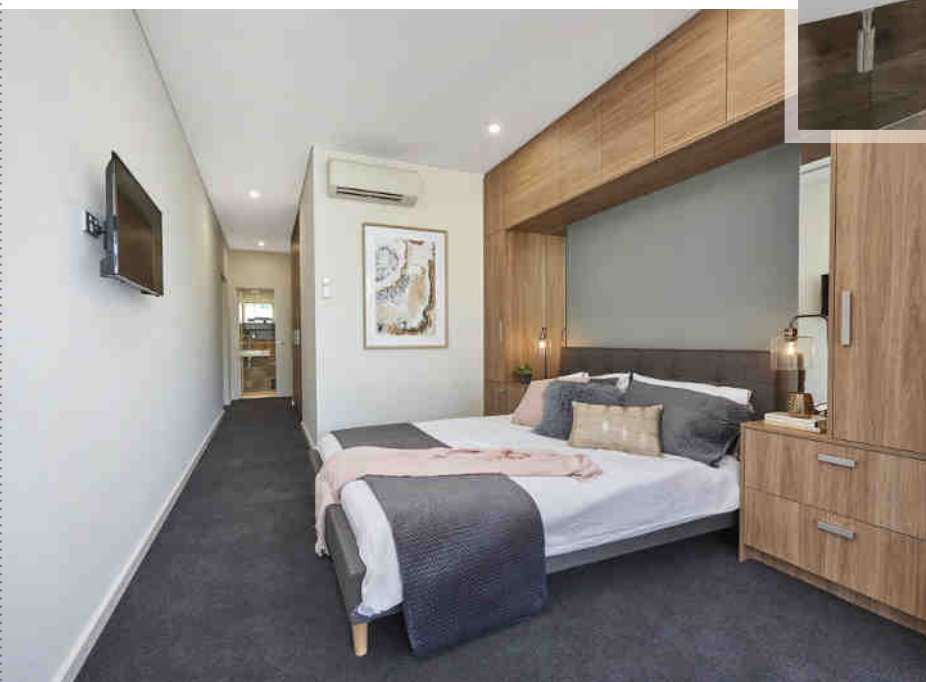
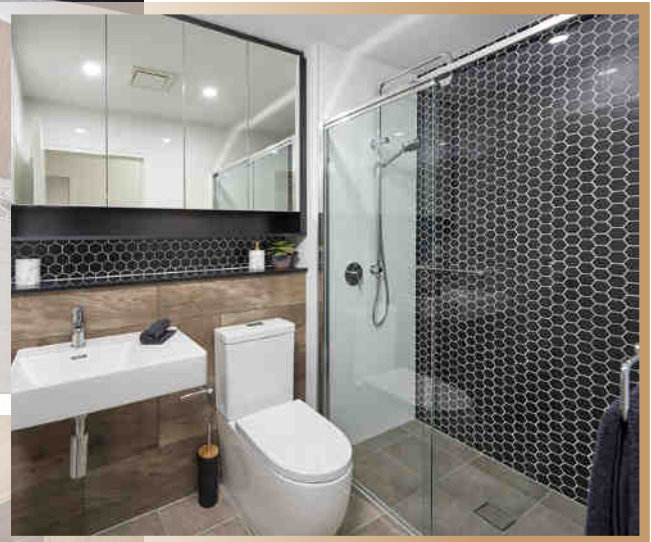


Each kitchen has been designed for everyday functionality with high quality finishes. Sleek duotone schemes are matched perfectly with stone island benchtops, statement pendant lighting, LED strip lighting & AEG stainless steel appliances to make cooking and entertaining easy.





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Oversized bedrooms are given a cosy finish with plush carpets and large built-in wardrobes & bedhead storage, with some apartments also offering ensuites. Bathrooms are detailed with modern semi-frameless showers, quality fixtures and feature tile walls.

Both cool and warm colour schemes use natural tones and textures, providing the perfect base to personalise with colour and soft furnishings. And with the essentials covered like storage, NBN, air conditioning and video intercom, and swipe card security.

Clifton Place provides the perfect mix of form and function.

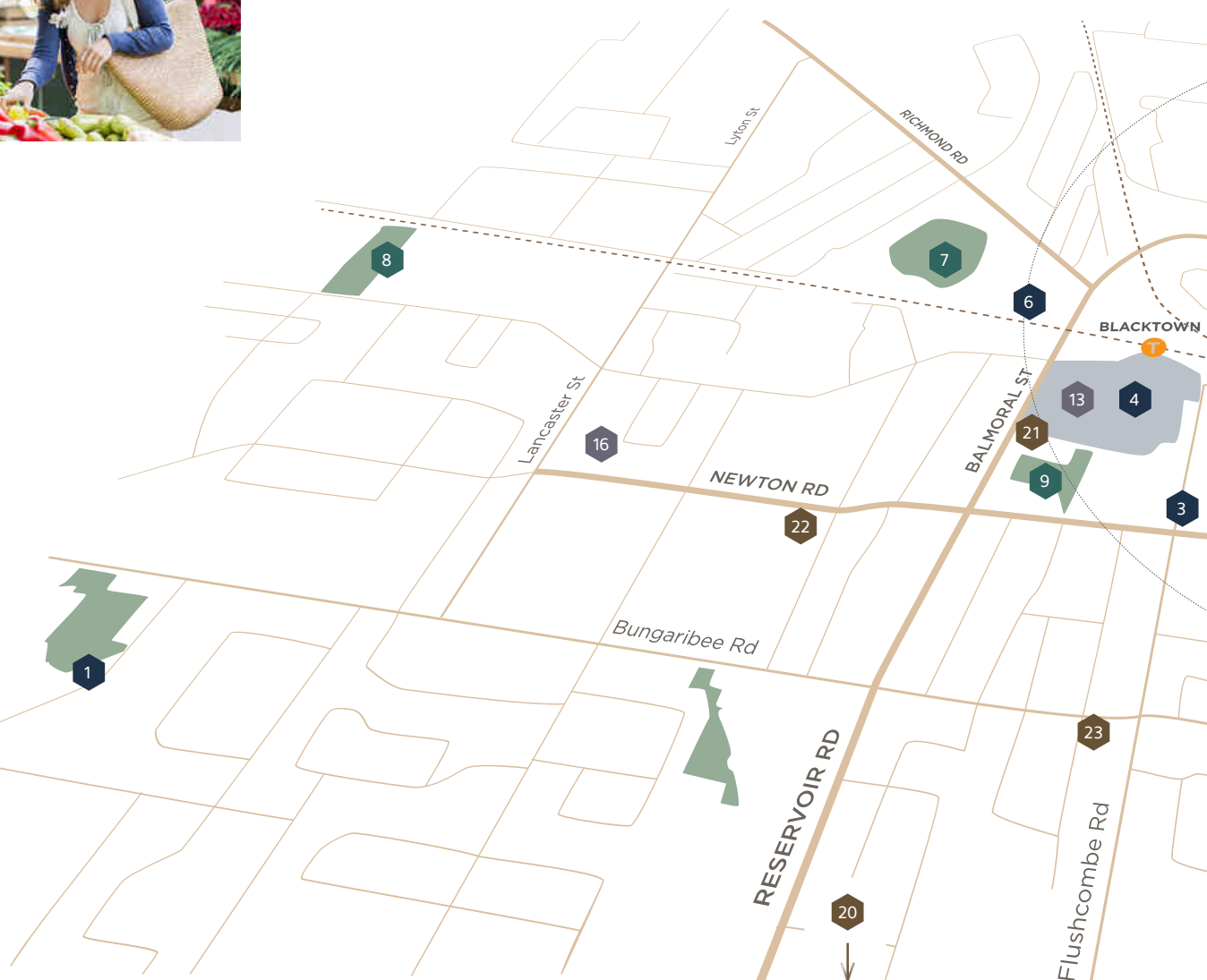


## The emergence of the west as one of the most livable regions in Sydney, has brought the best to its doorstep.

Here, everything has been established – from transport, to education and healthcare, as well as entertainment and recreation. Known as Sydney’s second CBD, an express train service could see you at Parramatta in just 10 minutes, and the Sydney CBD itself is only a 40-minute trip.

Clifton Place is closely situated to Westpoint Shopping Centre, where you’ll also find an extensive food precinct, Hoyts Cinema, and ZONE Bowling. Local favourite Old Boy Espresso is the perfect place to stop in for a morning coffee, and dining institute Cucina Locale Revolving Restaurant offers amazing food, views and music all under the one roof.

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## Western Sydney is an exciting place to live, and Clifton Place is positioned right in the centre of it all.

The surrounding landscape also lends itself to many green parklands. Francis Park is perfect for a weekend BBQ, and the Village Green comes alive the first Sunday each month with its Fresh Food Fair. Featherdale Wildlife Park, one of Sydney’s most loved animal parks, is only 10 minutes away.

### CAFES & DINING

- 1 The Old Boy
- 2 Golden Ma Lun Restaurant
- 3 Cucina Locale
- 4 Oliver Brown
- 5 Lone Star Rib House
- 6 The Grounds Keeper Cafe

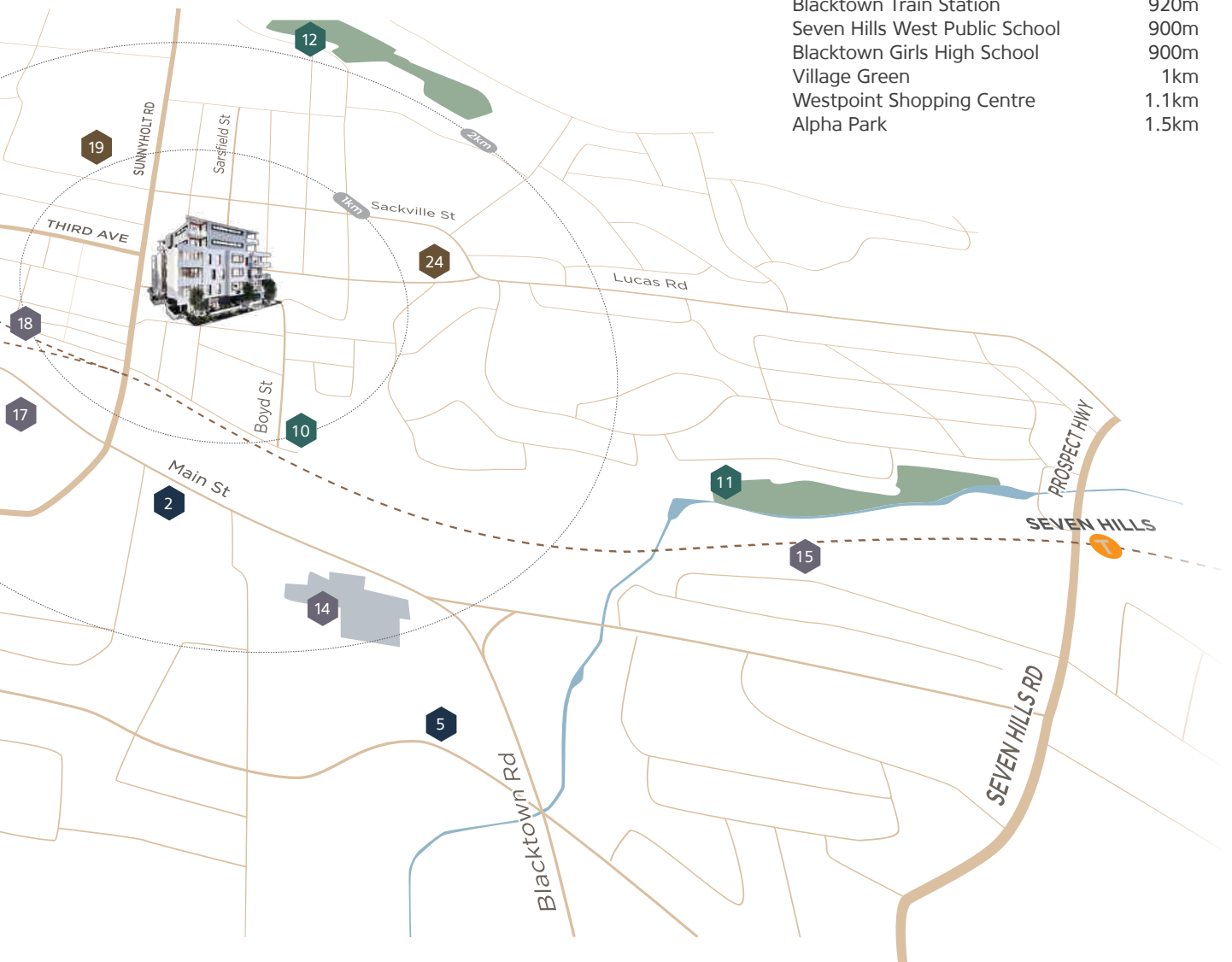




Highly regarded schools like Blacktown Girls High, and St Michael's Primary are all within minutes of Clifton Place. And with such growth, much more is planned for this region. Funding has been granted for a university campus and CBD multi-storey business centre in Blacktown, and neighbouring Rooty Hill will soon be home to a leading international sports centre. In 2026, Western Sydney Airport in Badgery's Creek will open, generating 9,000 local jobs as well as providing the community access to flights in just 25 minutes.

### WALKING DISTANCES

Blacktown Train Station	920m
Seven Hills West Public School	900m
Blacktown Girls High School	900m
Village Green	1km
Westpoint Shopping Centre	1.1km
Alpha Park	1.5km



### ● PARKS & RECREATION

- 7 Francis Park, Showground Precinct
- 8 Featherdale Wildlife Park
- 9 Alpha Park
- 10 Blacktown Aquatic Centre
- 11 International Peace Park
- 12 Lynwood Park

### ● SHOPPING & AMENITIES

- 13 Westpoint Shopping Centre
- 14 Blacktown Hospital
- 15 Seven Hills Plaza
- 16 Lancaster Street Fresh Fruit Market
- 17 Blacktown Fresh Food Fair / Village Green
- 18 Asian Food Market

### ● EDUCATION

- 19 Blacktown Girls High School
- 20 St Michael's Primary School
- 21 Balmoral Street Preschool
- 22 St Patrick's Primary School
- 23 Blacktown South Public School
- 24 Seven Hills West Public School



## BUILDER & DEVELOPER

### Skyton Developments (NSW) Pty Ltd

Licence No. 220190C

With decades of experience with multi-storey residential projects, Skyton Developments (NSW) Pty Ltd take a tailored and strategic approach to how they build.

Founded in 1997, this expert team focus on delivering true craftsmanship for every single project. Managing every aspect, Skyton have successfully built thousands of residential dwellings across Sydney. Highly regarded in the industry, this family run business has enjoyed continual growth, and are committed to creating residences that will stand the test of time.

Skyton apply the same approach to every project – they make strategic acquisitions, take the time for impeccable internal planning, and remain strongly focused on delivering. Using the best practices, high quality materials and the upmost attention to detail, every build embraces sustainable living and innovative technologies so owner-occupiers and investors alike, are able to enjoy a better way of living.



#### Alpha Apartments

46-52 Dunmore Street, Wentworthville  
88 x 1, 2 & 3 bedroom apartments



#### Omega Apartments

48-56 Derby Street, Kingswood  
191 x 1, 2 & 3 bedroom apartments



#### NeaZoe

8 Broughton Street Canterbury  
42 x 1 & 2 bedroom apartments



#### Neapolis

4 Broughton Street, Canterbury  
47 x 1, 2 & 3 bedroom apartments



*Building  
better  
communities*



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## CONTACT

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