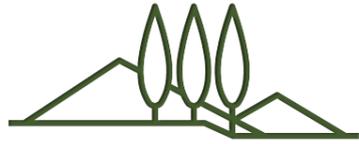


**RIVER TERRACE**

CROMWELL



# RIVER TERRACE

CROMWELL

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Discover the rich colours and rugged landscapes surrounding River Terrace. A rare opportunity to build your dream in an awe-inspiring environment.



# Golden hills. Open skies.



**Surrounded  
by beauty**

**Welcome to River Terrace.** Nestled above the turquoise waters of the world-famous Kawarau River and enveloped by the rugged mountain ranges of Central Otago.

Immerse yourself in the laid-back, rural lifestyle and escape into the idyllic countryside while remaining connected to key amenities.

River Terrace offers 17 large, beautifully presented lifestyle blocks, prestigious pieces of land to create your own slice of paradise. With the luxury of space you are free to spread out and build a spacious home, home office and extensive garaging for all your toys.

Bask in the long summer evenings, delight at the change of seasonal colours, and sip a local pinot surrounded by spectacular mountain vistas.

Golden fields and panoramic scenery. Come home to River Terrace.

# Historic Cromwell

On the banks of Lake Dunstan, surrounded by rugged mountains lies the historic township of Cromwell.

Originally known as 'The Junction', Cromwell sits at the meeting of the Kawarau and Clutha Rivers. Once the centre of the gold mining industry, this iconic kiwi outpost has now become a bustling, modern township, home to art galleries, artisanal delicacies, and award-winning wineries.

A prominent feature of Cromwell is the man-made Lake Dunstan, where locals take full advantage of an outdoor lifestyle. Swim, fish or boat in the summer, then take your pick of the five nearby ski fields during the winter months. Watch the seasons change as you explore along the dedicated pedestrian or cycle ways that wind through pioneering and mining historical sites.

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## 2021

Today a vibrant town. Local industry is centred on stone fruits, viticulture and farming.

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## 1992

Lake Dunstan is formed during the creation of the Clyde Dam.

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## 1862

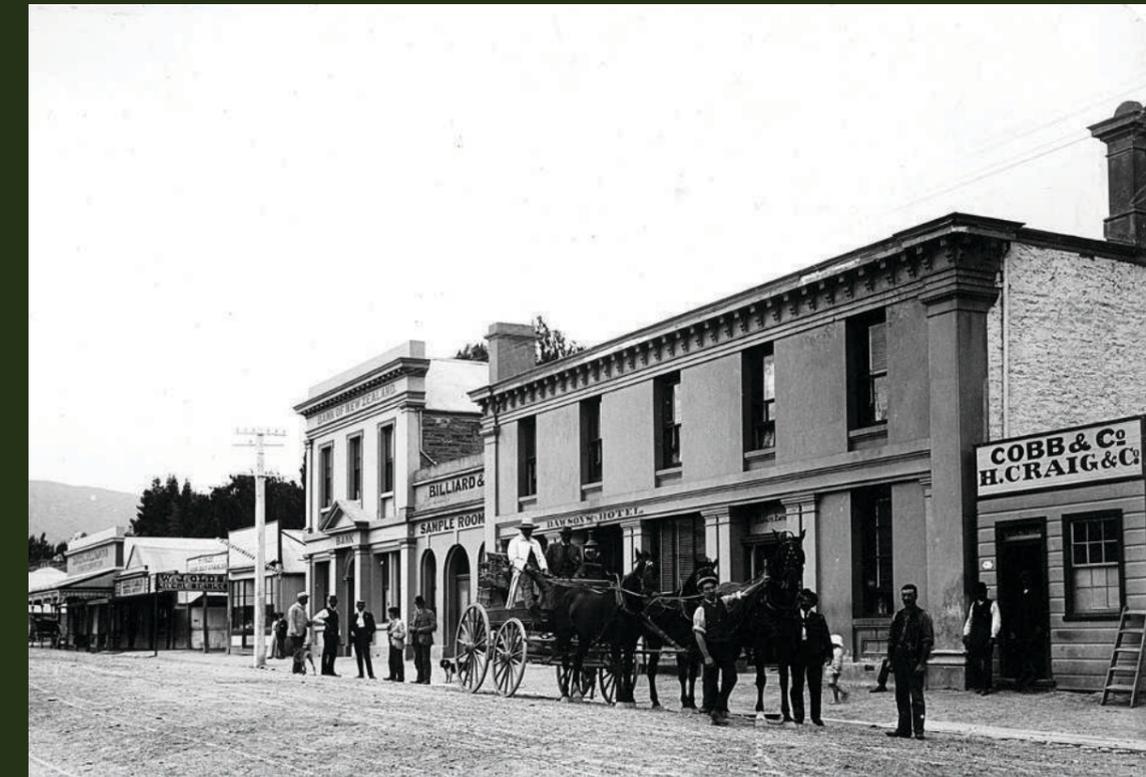
Gold is discovered and Cromwell's population flourishes.



Above:  
Travelling through Kawarau Gorge, 1915

Top Left:  
Hydraulic Mining near Cromwell, 1870's

Right:  
Melmore Street, Cromwell, 1911



# Land of Opportunity

**A boutique offering in the heart of Central Otago.**

River Terrace is located only 3km from the bustling township of Cromwell.

Centrally located between Queenstown and Wanaka, access recreational offerings, or easily travel further afield. River Terrace is only 45 minutes from Queenstown's regional airport, fine-dining and premium retail offerings, and 35 minutes from Wanaka's vibrant town centre.

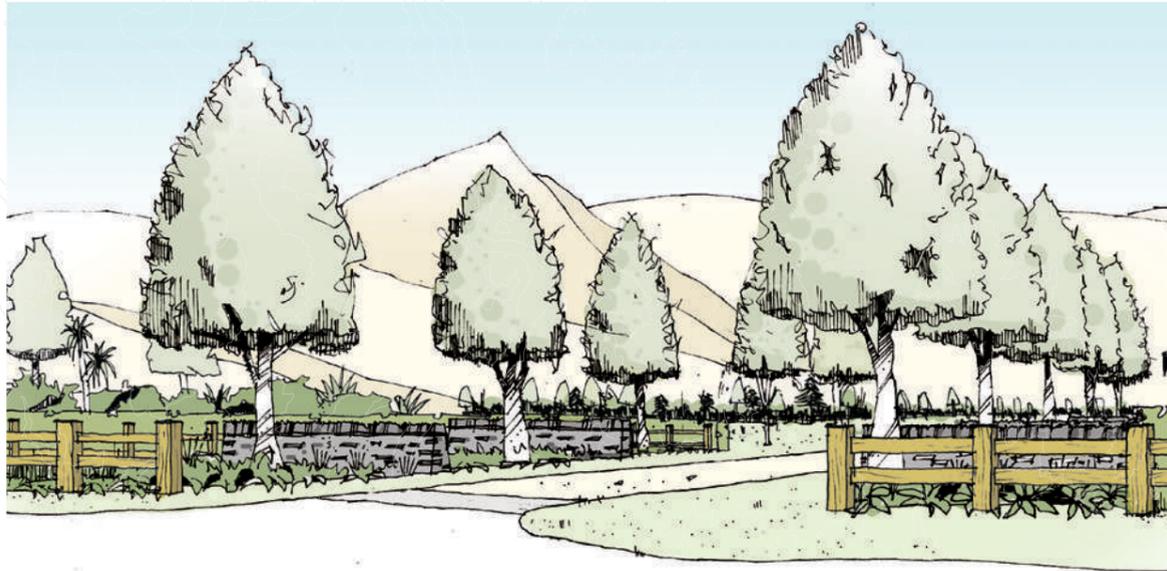
Easily accessible, but a world away.



Site boundary shown is indicative

## There's a lot with your name on it

Set in the growing heart of Central Otago, River Terrace enjoys breathtaking scenery, vivid landscapes and endless outdoor experiences.



Experience all the amenities and outdoor opportunities that Cromwell and nearby Lake Dunstan have to offer, whilst tucked away among the mature orchard growth. If you're looking for somewhere to build your dream home, a work from home office and / or a home with extensive garaging for your toys, River Terrace can be your quiet, country escape.

Artist impression of the River Terrace landscaping.

## 17 Land Parcels

### 1.38 ha – 3.92 ha

17 large, flat sites, beautifully presented and landscaped, ready for your dream home.

Sealed access, power and water services provided to the boundary.

Lot areas subject to final survey.



# An iconic Kiwi playground

## BANNOCKBURN

Go back in time to the gold rush era at Bannockburn Sluicings Historic Reserve. Walk or bike through this spectacular man-made landscape and visit the remains of dams, rock tailings and caves. Take in the sweeping views across Cromwell and Bailey's Gully. Then finish the day at nearby wineries and fantastic cellar doors and resuraunts along Felton and Cairnmuir road.

## LAKE DUNSTAN

Experience the best of Central Otago's natural beauty right on your doorstep. Enjoy a bunch of fun filled family activities from walking and cycle trails along the pristine Lake Dunstan to fishing, boating, swimming, waterskiing and rowing. Whatever the season, there's something for everyone to enjoy.

## OTAGO RAIL TRAIL

In an easy drive from River Terrace, you'll be at the start of the Otago Rail Trail, ready to enjoy some of the best cycling in New Zealand. This Original Great Ride links a chain of small communities each with its own unique charm and heritage. Discover a new dramatic view around every corner and taste the local produce and coffee at every stop.



Mountain biking



Hiking



Vineyards



Golf



Boating



Fishing



Explore the network of family friendly paths and walkways.

Watch as the countryside turns golden in Autumn.

Try your luck with the fishing rod or find a secluded picnic spot on nearby Lake Dunstan.

## Land of opportunities



Conveniently positioned halfway between Queenstown and Wanaka, only 35 minutes from transport links, business and endless recreation opportunities.

## World-class recreation, local hospitality

### WANAKA

Only 35 minutes away, amongst the spectacular mountains and lakes, lies the lively township of Wanaka.

This picturesque location is bursting with things to see and do. Head out onto the crystal-clear waters of Lake Wanaka or hike a trail in UNESCO World Heritage listed Mt Aspiring National Park.

Visit award-winning wineries and craft breweries and enjoy world-class music, arts, and sporting events.

### QUEENSTOWN

Leisure and luxury, or heart-pumping adventure. The choice is yours.

In less than an hour's drive you're in Queenstown, a natural playground. Whether it's bungy jumping, white water rafting or mountain skiing, take your pick of extreme sports activities.

If you prefer a more leisurely pace, take a drive along Aotearoa's most scenic route, or browse high-end designer stores. Then stroll along the lakeside and relax with local fare and a glass or two at one of many fine-dining restaurants.



Breathtaking scenery,  
vivid landscapes,  
endless experiences...



## The developer

Setting the standard as a world-class New Zealand owned property developer.

Winton creates premium, thoughtfully master-planned communities, in harmony with the natural surrounds. Designed for modern living, Winton leads the way in delivering quality, sustainable and environmentally connected communities.

Winton is dedicated to partnering with buyers to build a lasting legacy for generations to come.

**WINTON**

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Opposite top left  
Northlake, a 900 residential lot development in Wanaka.

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Opposite top right  
Launch Bay, Hobsonville Point is a 4.3 hectare high density residential development located on a peninsula within Auckland Harbour.

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Opposite bottom left  
Lakeside, a 179 hectare parcel of waterfront development in Te Kauwhata.

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Opposite bottom right  
Ovation apartments, a luxury apartment development in Hobsonville Point Auckland.



# Build your dream in River Terrace.

Get in touch with us today to find out more and book a viewing.

## **Harcourts** Queenstown

Licensed REAA 2008



Megan Osborne

+64 27 544 2677

osbornes@harcourts.co.nz

Jaiden Direen

+64 27 455 4739

osbornes@harcourts.co.nz

## **Harcourts** Cromwell

Licensed REAA 2008



Jake Lucas

+64 27 3495 012

steveandjake@harcourts.co.nz

Steve Cairns

+64 21 395 468

steveandjake@harcourts.co.nz

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