

The greater metropolitan region of Melbourne comprises a range of suburbs. These suburbs are then regionalized into government areas. For the purpose of this factsheet we have identified pockets of those areas that are generally popular with expat families.

A Nuss consultant will be able to provide further specific advice as required.

### INNER CITY

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- Up to 2 kms from the Central Business District: East Melbourne, West Melbourne, North Melbourne, Southbank, Docklands, Port Melbourne
- Converted warehouses or office blocks with amenities, Victorian terraces and modern townhouses
- Most suitable for young professionals, business couples and young families
- Serviced by trams, light rail and underground train services

Southbank Docklands is redeveloped land on Victoria Harbour with many apartment buildings and restaurants and supermarkets. It is located within the free tram route of the City precinct. Car parking is provided.

Port Melbourne has many small renovated period homes on smaller blocks with tree lined streets. There are also modern townhouses and apartment buildings. Public transport comprises both light rail and bus services. Beacon Cove is included in this area.

East Melbourne, West Melbourne, North Melbourne & South Melbourne consist of single and double storey Victorian terraces, apartment buildings, converted warehouses and some modern townhouses. With street car parking being the norm, some apartments offer car parking.

### EASTERN SECTOR

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- 2-15 kms from the City Centre: These suburbs include Richmond, Toorak, South Yarra, Armadale, Malvern, Hawthorn, Camberwell, Kew, Ivanhoe, Canterbury, Balwyn
- Medium to high end properties, townhouses and apartments are available
- Most suitable for families, business couples and singles
- Serviced by trams, trains and buses

The Eastern sector is well established with tree lined streets and feature homes of 1930's 1940's, 1950's and some Victorian and Edwardian era homes that have been extensively renovated. There are also contemporary homes, and renovated older style apartment buildings with car parking facilities. These are well-established communities with a broad range of sporting activities and with many well-regarded private and public schools.



### OUTER EASTERN SECTOR

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- 15-25 kms from the City Centre: These suburbs include Bulleen, Doncaster, Templestowe, Warrandyte, Glen Waverley, Wheelers Hill
- Newer medium to large family homes, modern town houses and apartment buildings. Family living and good community facilities.
- Recreation facilities of a wide range are offered including community swimming complexes, golf, tennis, structured and unstructured activities.
- Large shopping centres include Westfield Shopping Centre, Doncaster and The Glen Shopping Centre, Glen Waverley
- A selection of private and public schooling
- Public transport is mostly buses in these suburbs with a train service available in Glen Waverley

### SOUTHERN BAYSIDE SUBURBS

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- 5-25 kms from the City Centre: These suburbs include Albert Park, Middle Park, St Kilda, Elwood, Caulfield, Elsternwick, Brighton, Hampton, Sandringham, Black Rock, Beaumaris and Mentone
- High end properties - usually larger homes or expensive modernized terraced houses
- A selection of private and public schooling
- Southland Shopping Centre and suburban strip village style shopping
- Most suitable for families
- Recreation facilities of a wide range are offered including community swimming complexes, golf, tennis, sailing, water sports
- All areas offering good community facilities, schooling and recreation activities.
- These suburbs are typically in the higher price range.
- A selection of private and public schooling
- Suburbs serviced by trains, trams and buses

Port Phillip Bay area has varying housing styles. Albert Park and Middle Park has a range of modernized Victorian and Edwardian houses with older apartment buildings. Elwood and St Kilda have high density apartments, some older buildings and modern townhouses. Caulfield, Brighton, Hampton, Sandringham, Beaumaris, Mentone are more family-oriented with large properties with pools.



### NORTHERN SECTOR

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- 1-8 Kms from the City Centre: These suburbs include Flemington, Carlton, Parkville, Kensington, Ascot Vale, Moonee Ponds, Essendon, Fitzroy, Clifton Hill, Brunswick
- Mainly older renovated houses. Areas in high demand with a lot of new high-rise apartments.
- Most suitable for professional couples and families.
- Community recreational areas including swimming complexes.
- Shopping at Highpoint Shopping, Maribyrnong, Puckle St shopping, Moonee Ponds. Street strip shopping. Sydney Rd shopping, Brunswick
- Serviced by trains, buses and trams

These areas are well established with tree lined streets with renovated Edwardian and Victorian houses as well as homes from the 1930's, 1940's and 1950's. As well, there are modern apartment buildings and townhouses. Moonee Ponds/Essendon offer larger period homes in selected streets.

Ascot Vale, Flemington, Kensington offer smaller period homes along with many modern apartment buildings and townhouses. Carlton, Parkville, Brunswick, Fitzroy, Clifton Hill are typically smaller period homes too along with many apartment buildings and townhouses.

### MELBOURNE CBD

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- Apartment lifestyle is readily available in the CBD with many new high rise buildings
- Most suitable for business couples and single people
- Shopping is popular at Queen Victoria Market, Elizabeth St. South Melbourne Market. Errol St., North Melbourne. Lygon St, Carlton
- Serviced by bus, train and light rail

The Central Business District (CBD) is the main commercial area in the City of Melbourne. It stretches from Docklands, Southbank, South Melbourne areas in the South to North Melbourne, West Melbourne areas in the North, Carlton, Brunswick areas in the West and Fitzroy, East Melbourne areas in the East.

Accommodation is mainly apartments but with a good selection of one, two and three bedroom homes, many with a balcony or terrace. Some loft-style apartments are also available but are not very common.

