

**KORA<sup>TM</sup>** **Cape  
Otway  
Road  
Australia**



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**THE WORLD'S  
BEST ATHLETES.  
THE NATION'S  
NEW SPORTING  
ICON.  
THE STATE'S NEW  
TOURIST  
DESTINATION.**



**THE FUTURE OF  
ELITE TRAINING,  
WELLBEING AND  
SUSTAINABLE  
DESIGN.**



# **A NEW WAY TO EXPERIENCE THE SURF COAST.**

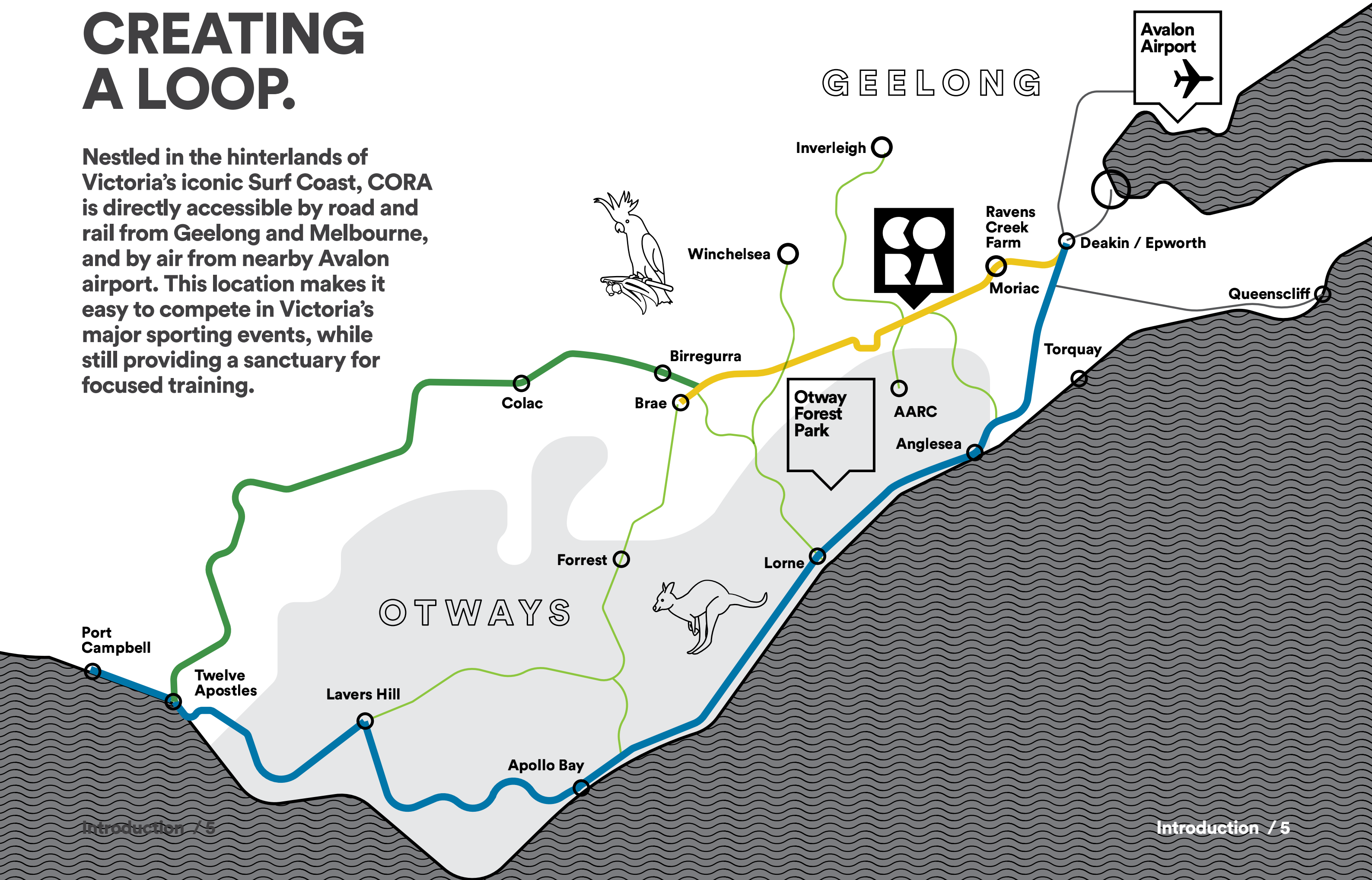
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Investment in CORA means creating a new way to experience the Surf Coast, relieving pressure from the Great Ocean Road and driving tourism to a new eat street, retail and lifestyle precinct where visitors can stop, stay and spend.



# CREATING A LOOP.

Nestled in the hinterlands of Victoria's iconic Surf Coast, CORA is directly accessible by road and rail from Geelong and Melbourne, and by air from nearby Avalon airport. This location makes it easy to compete in Victoria's major sporting events, while still providing a sanctuary for focused training.





# MASTERPLAN.

- 1a. Design Studio
- 1b. Art Gallery
- 1c. Shop
- 1d. Food and Drink
- 1e. Childcare Facility / Distribution Centre
- 1f. Micro Brewery
- 2. Hotel

- 3. Wellness Centre
- 4. Media Centre
- 5. Elite Sports Facilities
- 6. Sports Science Hub
- 7. Gymnasium
- 8. Managers Residence
- 9. Farm
- 10. Eco / Homestead Lodges (61 No.)

- 11. Main Entry to Cape Otway Road
- 12. Secondary Entry via Connie's Lane
- 13. Sculpture Garden
- 14. Staff Accommodation
- 15. Bus Parking / Car Park
- 16. Depot
- 17. Waster Water



**IMPROVED TOURISM  
FOR THE SURF COAST  
REGION**

**+  
VICTORIAN  
COMPETITIVENESS  
FOR MAJOR EVENTS**

**\$350M INVESTMENT**

**9 OUT OF 10 MOST POPULAR  
SPORTS IN AUSTRALIA CATERED FOR**

**REDUCED CONGESTION ALONG  
THE GREAT OCEAN ROAD**

**4 AND 5 STAR ACCOMMODATION**

**INCREASED INTERNATIONAL  
AND INTERSTATE VISITORS TO**

**THE REGION**

**UNRIVALLED BACK-OF-HOUSE**

**ELITE TRAINING FACILITIES**

**A PLACE TO STOP, STAY AND SPEND**

**CONSTRUCTION TO COMMENCE**

**IN 2021**



**IMPROVED HEALTH  
AND WELLBEING  
+  
COMMUNITY BENEFITS  
AND ACCESS**

**1,000+ JOBS CREATED  
DURING THE PEAK OF THE  
CONSTRUCTION PHASE**  
320+ FULL TIME JOBS CREATED  
DURING OPERATION  
**90 PLACE CHILDCARE FACILITY  
WITH COMMUNITY ACCESS**  
FOOD, BEVERAGE AND  
RETAIL SPACES  
**ARTS HUB INCLUDING TWO  
GALLERIES AND SCULPTURE TRAIL**  
COMMUNITY PRIDE AS THE  
HOME OF AUSTRALIA'S NEW  
SPORTING ICON



# THE VISION.

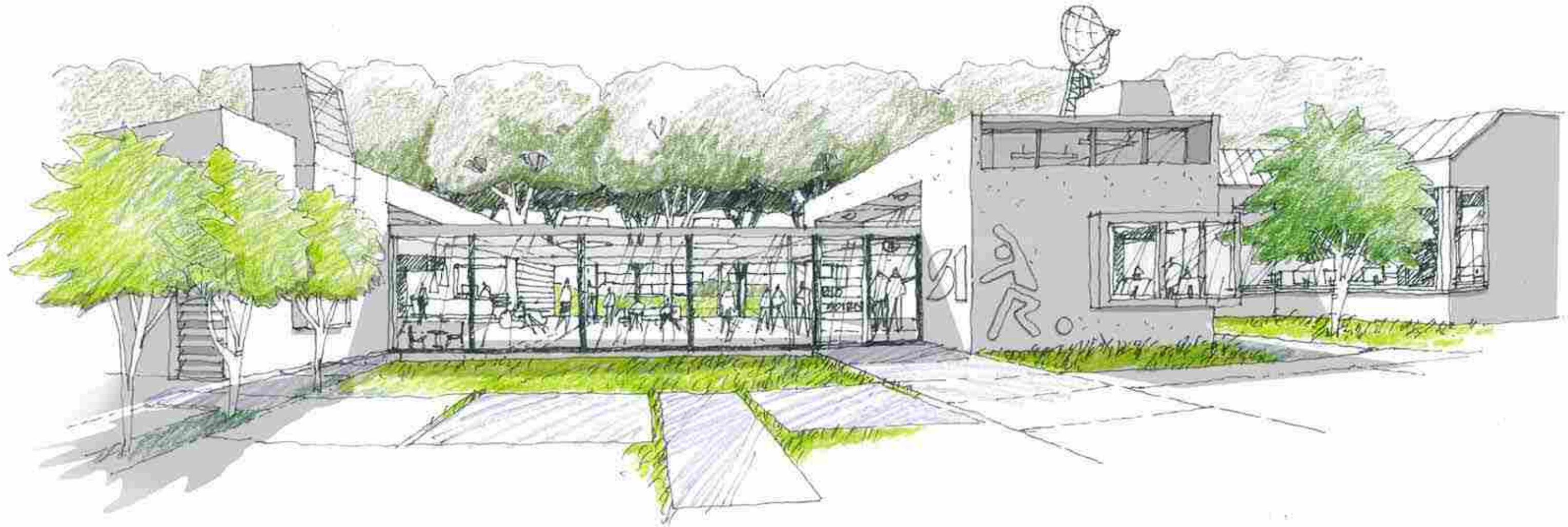
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# PLAYING FIELDS AND SPORTS PERFORMANCE BUILDINGS.



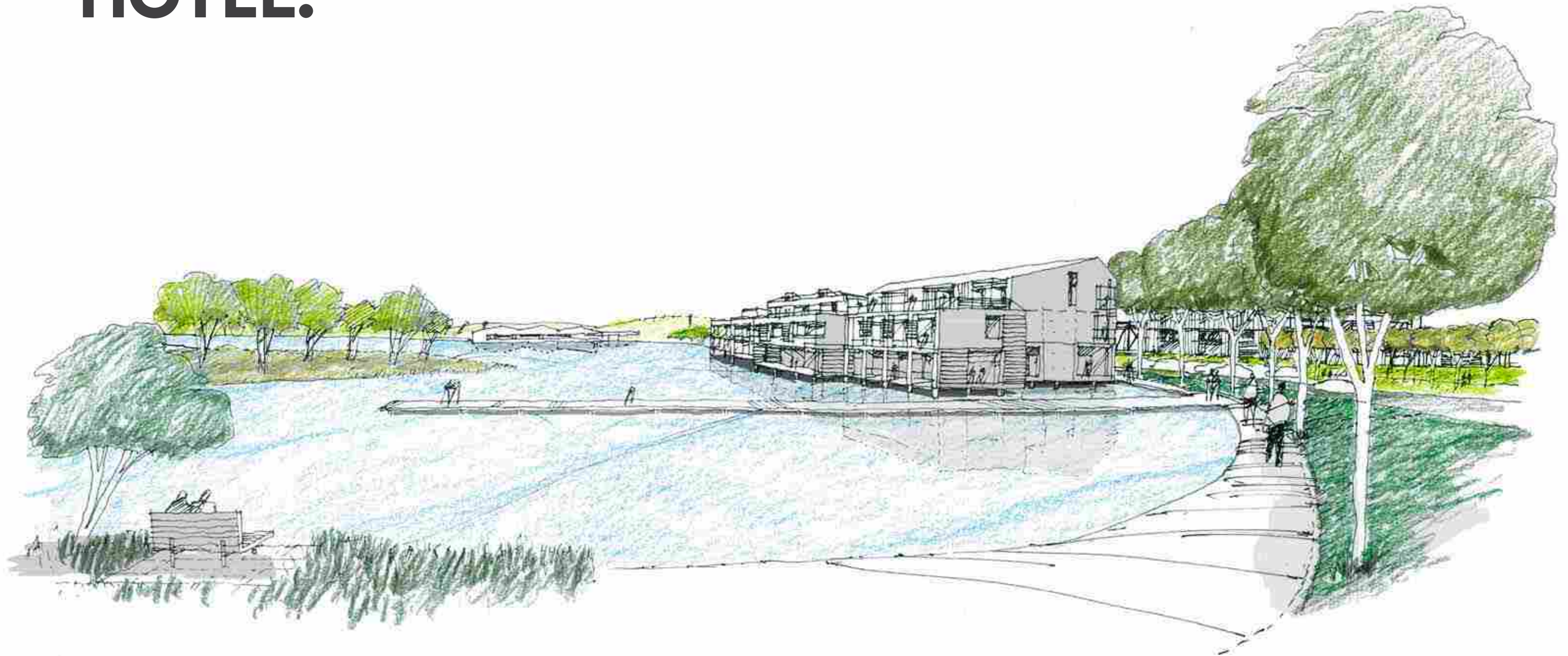


# SPORTS SCIENCE HUB AND EDUCATION CENTRE.





# WATERSIDE HOTEL.





# RETAIL VILLAGE.



**CHANGING  
THE  
GAME.**

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# AN AUSTRALIAN FIRST. A WORLD FIRST.

**There are only five other facilities which provide this level of elite training in the world. All are in the northern hemisphere and none provide the unique qualities of CORA with paddock-to-plate nutrition, leading sports science, luxury accommodation and a focus on holistic wellness all in one place.**



# A NEW WAVE FOR THE SURF COAST.

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**CORA goes beyond its 240-hectare masterplan. It establishes Cape Otway Road as an alternate journey to or from the Great Ocean Road.**

**Designed to offer international tourists and day-trippers from Melbourne a chance to experience paddock-to-plate dining, curated retail, luxury accommodation and the southern hemisphere's ultimate sporting retreat, CORA is a new landmark.**





# **SUSTAINABILITY AT THE CORE.**

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The masterplan has been designed for minimal impact on the land.

CORA is intended to be a LEED Platinum site. Leadership in Energy and Environmental Design is the most widely used green building rating system in the world, and Platinum is its highest rating.

With low-rise buildings below the tree line, CORA will be a natural part of the landscape.





**REACHING  
THE  
PEAK.**

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# **CORA LEADS THE WAY.**

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**Body and mind. Science and sweat. Health and wellness.**

**We're not all elite athletes. But we can all learn from their determination.**

**To hit new heights, we need to find that extra 1%.**

**Inspired by a unique landscape, supported by Australia's growing sports science reputation and integrating playing fields and training programs designed by the world's leading experts.**





# THE SCIENCE OF ELITE SPORT.

World-class thinking by a respected tertiary institution on-site allows sports people to benefit from our greatest minds and enables those great minds to continue learning.

CORA will deliver a highly-calibrated environment in which sports people, whether from Australia or from overseas, can improve their game.

**TRAIN.  
FOCUS.  
ADVANCE.**



**CORA provides world-class environments for 9 of the top 10 most popular sports in Australia: Soccer, Aussie Rules, Netball, Tennis, Cricket, Basketball, Swimming, Rugby League and Athletics.**

**The leading-edge facilities will also cater for Rugby Union, Beach Volleyball, Running and Cycling.**





# **SUPPORT FOR MAJOR EVENTS.**

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**Victoria is Australia's events state. For that position to continue, it needs a new level of infrastructure to support it. CORA provides the back-of-house support, training and accommodation to attract the world's best in order to compete on the world stage.**



**INSPIRING  
THE  
SPIRIT.**

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# BODY & MIND. NUTRITION & LIFESTYLE.

**CORA is where we can all master wellbeing and enjoy a winning feeling off the field.**

**Imagine waking up in a hotel room scientifically designed to give Olympians their best possible sleep. Imagine eating so local, your dinner was grown and prepared in neighbouring farmland. Imagine getting away from the modern world, to focus on what matters. CORA is where it all comes together.**





# A PLACE OF ACTIVE LEARNING.

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Demonstration organic farms will supply produce to CORA's restaurants. An education centre will show athletes and visitors how to find wellbeing. And a media centre will broadcast CORA to the world.

CORA will also provide an ideal setting for sports scientists to refine their thinking and artists-in-residence to explore their craft.





**INDULGING  
THE  
SENSES.**

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**CORA™**

# ART & NATURE. FOOD & WINE. SHOPPING & SPAS.

Whether training with the team, visiting with an organised tour, or just passing through on the Surf Coast, CORA offers a place to recharge unlike anywhere else.



## A PLACE TO RECHARGE.

The CORA wellness centre will be a sanctuary where visitors can find balance through a range of massage, yoga, Pilates and meditation services, accompanied by beauty treatments and healthy spa cuisine.





# A PLACE TO EAT.

**CORA serves up the flavours of the Surf Coast alongside the best of Melbourne's world-renowned food scene.**

# A PLACE TO EXPLORE.

**The best of the region, Victoria and Australia will be part of a curated retail and cultural experience showcasing a wide range of local brands alongside a new sculpture park and art gallery. It will play host to CORA's own artist-in-residence program.**





# A PLACE TO STAY.

**Sleep in five-star luxury. Wake to a scientifically designed nutritional breakfast. And the day is just beginning.**

# A PLACE TO PLAY.

**Run on the track. Get out and about and go mountain bike riding. Group outings and individual training options abound.**





**RESPECTING  
THE  
LAND.**

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# **THE LAND. THE CULTURE. THE PEOPLE.**

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**CORA is set amid an indigenous landscape, where clean air flows through gum trees to fill the lungs of athletes and all those who aspire to perform at their best.**

**This part of Victoria holds historical significance as the area where convict William Buckley left 19th century society to live with the indigenous population and learn from them.**





# **A SPIRITUAL HOME.**

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**CORA shares the stage with some of Australia's best known tourist attractions.**

**The Surf Coast, only an hour from Melbourne, is home to the spectacular great ocean road which winds all the way from Torquay to the iconic Twelve Apostles.**

**Bells Beach, the spiritual home of Australian surfing, is even closer. This is where visitors can put their training to the test in the waters experienced where generations of champions have hits the waves.**



# THE LAND RENEWED.



**CORA will do more than benefit Victoria's major events, sporting, education and tourism industries. It will also bring significant environmental improvements to this part of the Surf Coast through a raft of planned measures.**

**/200 acres of conservation  
/Enhanced natural wetlands  
/Sustainable land management practice**





**A  
WINNING  
TEAM.**

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**CORA™**

**TO CREATE AUSTRALIA'S  
PREMIER SPORTING AND  
TOURISM PRECINCT, A  
TEAM OF THE WORLD'S  
BEST IS NEEDED.**

**CORA brings together leading  
figures in sports infrastructure,  
architecture, education,  
conservation management,  
tourism and marketing.**

**MEDIACOM**

**MULTIPLEX**



**Tract**

**CANYON™**

**WBa**

  
**Altus Group**

**MacLeodConsulting**  
STRUCTURAL AND CIVIL ENGINEERS



**CORA IS READY TO TRANSFORM –  
/THE FUTURE OF THE SURF COAST  
/THE PERFORMANCE OF ATHLETES  
/THE REPUTATION OF VICTORIA AS  
THE SPORTING, EDUCATION,  
WELLBEING AND ARTS CAPITAL  
OF AUSTRALIA.**

**THE ROAD BEGINS HERE.**

**KORATM**

