



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

The Simmons Street housing site in South Yarra is being redeveloped as part of Homes Victoria's \$5.3 billion Big Housing Build.

This project replaces older-style dwellings with 522 well-designed new one-, 2-, 3-, and 4-bedroom homes, resulting in a 34% increase in social housing and a more diverse rental stock.

Features include a gym, cafe, bakery, retail tenancy, co-working space, multi-purpose community room, community parks and landscaped gardens, picnic area and playground, podium top terrace for residents and an on-site community housing office.

New homes at Simmons Street 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 just 5km from Melbourne's CBD in the City of Stonnington, the Simmons Street, South Yarra housing site is ideally positioned near schools, transport, jobs, community services, shopping precincts and local destinations including the Prahran Aquatic Centre and Chapel Street.

FAST FACTS



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



34% increase in social housing



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



Quality outdoor spaces

including community parks, open space, picnic area and playground



Space for a
new gym, cafe and bakery



Retail tenancy and co-working space



Podium top terrace
for residents



Specialist disability accommodation



On-site community housing office



Multi-purpose community room

PROJECT TIMELINE



December 2021

Project announced



December 2021 onwards

Residents at Simmons Street supported to relocate



June - July 2022

Stage one community consultation



Early 2023

Enabling works start



November 2023

Appointment of project partner to deliver new homes



23 November - 20 December 2023

Stage 2 community consultation



Late 2024

Construction works begin



From late 2026

Project completed

Find out more

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



[homes.vic.gov.au/
simmons-street-south-yarra](https://homes.vic.gov.au/simmons-street-south-yarra)

Email us at

southyarra@homes.vic.gov.au

for more assistance, if you:



need an accessible or interpreted version of this project update

OR



have any questions