evolve HOUSING | echorealty NSW & ACT LTD

Affordable Housing Property and Tenancy Management





Contact details

EchoRealty
9-13 Argyle Street
Parramatta NSW 2150

1800 693 246

info@echorealty.com.au

instagram.com/echorealtyau/
facebook.com/echorealtyau/
linkedin.com/company/echorealty/



Contents

A partnership focused on long term value 04

A trusted partner in affordable housing 06

Why partner with us 07

Delivering at scale 08

Guided by clear priorities 09

Our service offering 10

Affordable homes coming soon 11

Acknowledgement of Country

Evolve Housing Group acknowledges the Traditional Custodians of the lands where we deliver our housing and services. We acknowledge and pay our respects to all Elders past, present and future. We welcome all First Nations People to our services, as we walk together towards reconciliation

A partnership focused on long term value

We see our relationship as more than a management arrangement. It is a partnership focused on delivering strong asset performance and positive resident outcomes over the long term.

Our commitment

- Provide advice on rental positioning aligned to market conditions
- Support discussions on ownership and operating structures
- Deliver stable tenancies and consistent performance
- Maintain high quality assets that retain long term value

Evolve Housing and EchoRealty bring the experience, scale and capability to support the delivery of high quality affordable housing.





Delivering high quality affordable housing outcomes through expert property management, strong governance, and a clear focus on people.



A trusted partner in affordable housing

Evolve Housing and EchoRealty offer a fully integrated approach to affordable housing management, combining deep sector expertise with strong operational delivery.We understand the balance between asset performance and resident outcomes and bring a proven model that delivers both.

Evolve Housing is a Tier 1 Community Housing Provider and registered charity, delivering housing solutions that create thriving communities.

Our focus is simple. Provide safe, secure and affordable homes, and support people to build independent and connected lives.

EchoRealty is the real estate arm of Evolve Housing, specialising in affordable and private rental management.

Operating as a not-for-profit real estate agency, EchoRealty reinvests all surplus into expanding housing supply and supporting residents.

Why partner with us

Not for profit model

All surplus is reinvested into affordable housing and resident support programs

Strong compliance and governance

Robust systems designed to meet regulatory requirements and protect asset value

Integrated service delivery

Property management supported by Evolve Housing's resident services and centralised systems

Focused on people and performance

Well managed properties alongside strong tenancy outcomes



Delivering at scale

Evolve Housing and EchoRealty manage a growing portfolio of Affordable Housing across multiple jurisdictions and partnerships.

At a glance



Our model delivers



Guided by clear priorities

Evolve Housing Group's strategy ensures we deliver long term value for residents, partners and communities.

Four strategic priorities

1. Responding to housing need
2. Delivering exceptional client service
3. Improving lives and strengthening communities
4. Sustaining organisational excellence

Our values

- Respect
- Inspiration
- Honesty & Integrity
- Empathy
- Accountability



Our service offering

End to end management

EchoRealty provides complete property and tenancy management services tailored to affordable housing.

Maintenance management

Responsive and planned maintenance to protect asset value

Leasing and tenant placement

Including eligibility assessment and allocation management

Compliance and reporting

Meeting all affordable housing and regulatory requirements

Rent management

Rent setting, collection and arrears management

Financial reporting

Monthly and annual reporting to support transparency

Tenant engagement

Ongoing communication and coordination with support services

Affordable homes coming soon

In 2027 we will deliver over 500 new homes in Arncliffe, Merrylands, Blacktown and Penrith supported by the Australian Government's Housing Australia Future Fund (HAFF).

Arncliffe, South Sydney

175 homes
112 x 1 bedroom
63 x 2 bedrooms

Partners:

Housing Australia
Homes NSW
evolve HOUSING
echorealty
Billbergia

Completion:
March 2027

Merrylands Western Sydney

213 homes
8 x 1 bedroom
186 x 2 bedrooms
19 x 3 bedrooms

Partners:

Housing Australia
evolve HOUSING
echorealty
ALAND

Completion:
March 2027

Blacktown, Western Sydney

43 homes
42 x 2 bedrooms
1 x 3 bedrooms

Partners:

Housing Australia
evolve HOUSING
echorealty
JSM GROUP

Completion:
June 2027

Penrith, Western Sydney

102 homes
85 x 2 bedrooms
17 x 3 bedrooms

Partners:

Housing Australia
evolve HOUSING
echorealty
URBAN

Completion:
October 2027



echorealty NSW & ACT LTD | Leaders in affordable housing

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