

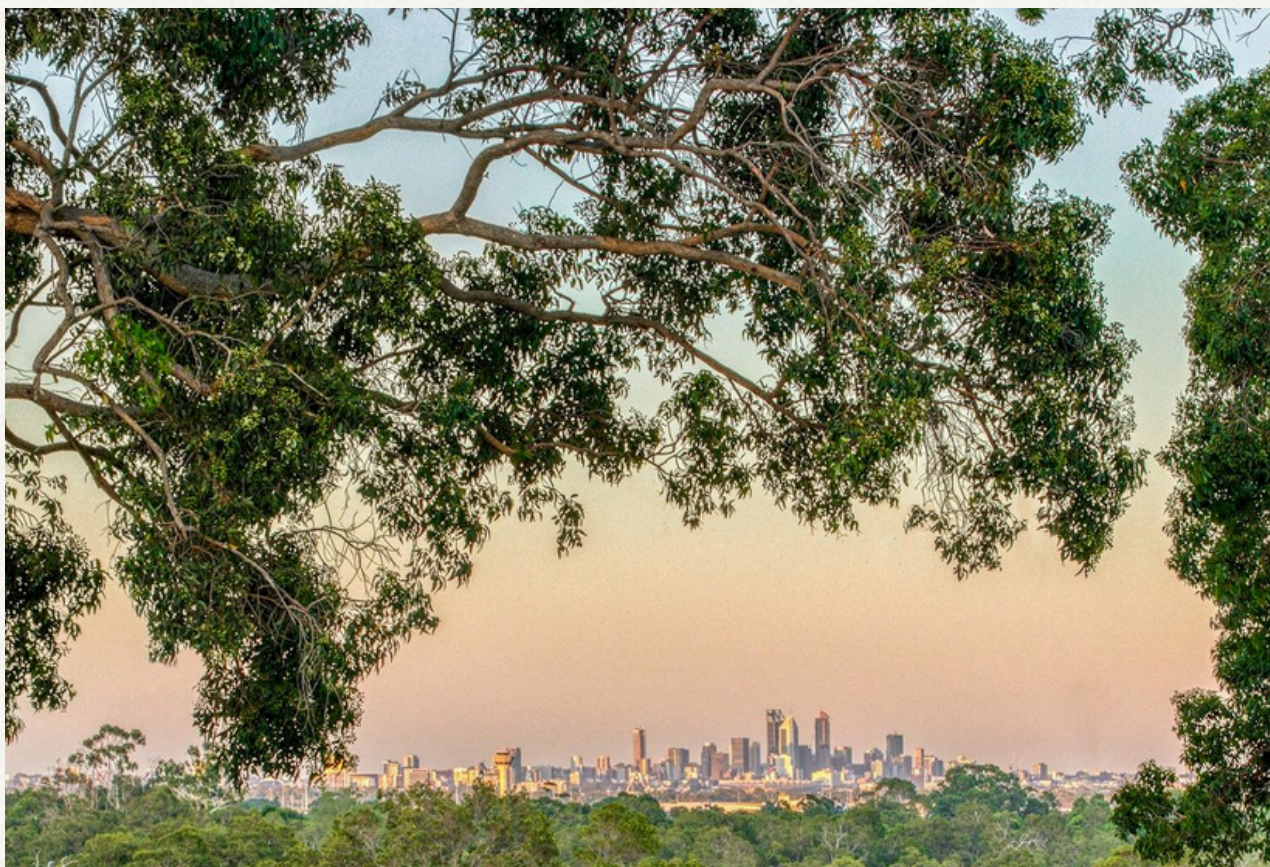


*overwatch*  
**BUSHMEAD**

**Into  
Place**  
.

Perth's design-focused,  
townhouse specialists.





## Live on the doorstep of nature.

Located just 16km from the CBD, Bushmead is an environmentally conscious neighbourhood and one of Perth's most naturally beautiful estates.

Offering residents an exclusive lifestyle shaped by nature, Bushmead is growing community surrounded by the peace and tranquillity of the Australian bush.

We're proudly partnering with Cedar Woods, one of Australia's leading property companies, to bring two exclusive townhouses to the estate's heart, on Broadmeadows Drive.


Together, we're committed to delivering uncompromising quality, exceptional service and real value.

**Into Place.**



**BUSHMEAD**  
SHAPED BY NATURE





## Street appeal.

At Into Place, we lead with design in everything we do, and have made it our mission to create beautiful and functional residences of the highest calibre that elevate the streets they are a part of.

Our elevations harnesses intelligent design and have been thoughtfully crafted to embrace the environment around them.





## Welcome to Broadmeadows Drive.

### Access

- 16km from the CBD
- 12 mins to Perth Airport
- 10 mins to Guilford

### Lifestyle

- 185 hectares of preserved bushland
- Parks, hiking and bike trails

### Surroundings

- 20 mins to the Swan Valley with some of Perth's finest cuisine and wineries

### Shop

- 175 shops in Midland Gate
- Essentials, cafes and more in Helena Valley
- Unique, vintage in Guilford

### Learn

- 5 minute drive from primary schools in Helena Valley and Maida Vale
- Guilford Grammar nearby

### Dining

- Choice of charming cafe's
- Historic pubs serving local produce, live music and great family atmosphere

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# LOT 605

BROADMEADOWS DRIVE, BUSHMEAD



3



2



1



2



174m<sup>2</sup>



180m<sup>2</sup>



6x30m

## KEY FEATURES

- Solar power photovoltaic (PV) system
- 10 trees per home planted in conservation sanctuaries
- Double brick construction with concrete suspended slab
- 31c ceilings to ground and first floor
- SMEG stainless steel appliances
- LED downlights included
- Internal wall painting included
- Stone benchtops throughout
- Floor coverings throughout
- Window treatments included
- Timber skirting boards
- Independently certified structural engineering



Want to know more? Chat to Jon today.

Jonathan Nhan  
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HOUSE + LAND FROM \$790,250\*

**Into Place.**

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# The Into Place standard.



## Structural & Engineering

- Independently certified structural engineering
- Concrete footings and slab to ground floor
- Double brick external walls
- Engineered concrete suspended slab to first floor and stairs
- Privately certified building permit application
- Energy compliance certification
- Feature survey and soil classification

## Electrical

- 1.5KV Solar power photovoltaic (PV) system
- LED downlight 20x pack (client to select location)
- Clipsal Iconic switches and power points throughout
- Double power points throughout
- NBN Co ready communications package
- Digital TV antenna (free to air TV)
- Hardwired interlinked smoke detectors
- Externally flued extraction fan to bathroom, ensuite & WC
- Fluorescent light to garage



## External Features

- Fully enclosed garage with plasterboard ceilings (if applicable)
- 2c brickwork with acrylic texture coat finish to elevations
- Timber roof frame with treated pine
- Colorbond® roofing as per selection schedule
- Colorbond® slotted gutters and fascia
- Colorbond® downpipes and rain heads
- Feature entry door
- Entry door frame with weatherproof seal
- Feature entry door handle with lockset
- Flush panel external door with metal door frame to garage
- Leverset with deadlock to garage
- Powder coated aluminium windows and sliding doors
- Flyscreens to all windows and sliding doors
- Powder coated aluminium balustrade to balcony
- Remote sectional garage door
- Brick paving to alfresco, pathways, driveway and crossover as shown on plan
- Brushed concrete to garage hardstand
- Gas continuous flow hot water system
- Lockable metal meter box with viewing window
- Folding frame wall or ground mounted clothesline
- 2 x external taps in chrome finish
- Reticulation sleeve for landscaping under driveways and paths
- Plasterboard ceiling to porch, balcony and alfresco (if applicable)
- External rectified floor tiles to balcony
- Termite protection treatment

## Home Essentials

- Architecturally designed home
- Building contract with our building partner
- 4-month maintenance period
- Structural guarantee

**Into Place.**

## The Into Place standard.



### Internal Features

- Timber look vinyl plank flooring to living, dining, and kitchen (as applicable)
- Carpet with underlay to bedrooms, robes and stairs
- Painting to all walls, ceilings, doors, door frames, skirtings and architraves
- 31c plasterboard lined ceilings to ground floor, 28c plasterboard lined ceilings to first floor with coved cornice
- Hardwall plastering (float and set) internal wall finish
- Timber skirting to internal walls (excluding wet areas)
- Premium tile selection
- R4 batt insulation to first floor ceilings
- Flush panel internal doors with metal door frames throughout
- Lever door furniture throughout
- Privacy locks to bathroom, ensuite and WC
- Powder coated aluminium balustrade to stairs
- Built in wardrobes to bedrooms with mirrored sliding robe doors (if applicable)
- Built in linen cupboard with 4x shelves
- Window treatments to all windows (excl wet areas)



### Bathroom & Ensuite

- 20mm engineered stone benchtops
- Laminated cupboards with ABS edging and soft closing hinges
- Handles to all cupboards
- Vitreous china inset basin
- 1675mm built in acrylic bath (if applicable)
- Semi-frameless pivot shower screens
- Rail shower
- Mixer tapware
- Vitreous china back to wall toilet suite
- Chrome towel rails, toilet roll and soap holders
- Frameless mirror to full width of vanity
- Rectified floor and wall tiles
- Chrome floor wastes

### Laundry

- 20mm engineered stone benchtops
- Laminated cupboards with ABS edging and soft close hinges
- Handles to all cupboards
- Stainless steel inset trough
- Gooseneck sink mixer
- Chrome washing machine tap set
- Rectified floor and wall tiles
- Chrome floor waste

### Kitchen

- SMEG 600mm gas cooktop
- SMEG 600mm thermoseal under bench oven
- SMEG 600mm canopy rangehood
- 20mm engineered stone bench tops
- Gooseneck sink mixer
- Double bowl undermount sink
- Laminated cupboards with ABS edging and soft close hinges
- Handles to all cupboards
- Laminated pantry with 4 shelves
- Ceramic wall tiles full height to underside of rangehood
- Dishwasher recess with cold plumbing and power

**Into Place.**

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# Into Place .



## DESIGN LEAD, ALWAYS

We design distinctive, architecturally designed residences that incorporate the latest trends and materials.



## MASTERFULLY CRAFTED

Each residence we deliver includes considered inclusions and is built with the highest construction standards.



## CLIENTS AT THE CORE

Our smaller volume of quality residences means a personalised experience and our clients never become just a job number.



## SUSTAINABILITY MATTERS

Every residence we handover contributes to the restoration Conservation Sanctuaries across Australia.

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