

Gybe lane
KENNEDY BAY

BY

Into Place.



Intelligent design, distinctive places.

At Into Place, we're passionate about design, and have made it our mission to bring a new calibre of residences to Perth that become a positive influence on the neighbourhoods they're part of.

We partner with likeminded Developers to source sought after land and work closely with experienced construction partners to ensure our homes are delivered through high quality craftsmanship and meticulous detail.

Into Place.



Golfers' paradise on the coast awaits.

Located just metres from idyllic Indian Ocean, natural bushland and thriving village centre, Kennedy Bay offers laid-back coastal living with all the amenities.

This release, in the pristine beachside neighbourhood, is perfectly placed minutes walk from world-class Links Kennedy Bay golf course and delivers luxury living along our iconic coastline.

Into Place.





A partnership approach.

We know that the best outcomes in property come from good partnerships. That's why we are focused on working with likeminded experts to bring our residences to market.

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

parcel.

Proudly partnering with one of WA's largest and most diversified residential property development companies, Parcel offers a wide range of property developments to suit a variety of budgets, locations and lifestyles.



We'll be teaming up with the talented team at Base, who bring years of building experience in residential and commercial developments across Perth. From their skilled tradespeople to the dedicated project team, the Base team is committed to delivering outstanding results.

Into Place.

Beautiful functionality.

At Into Place, we lead with design in everything we do.

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

Into Place @ Kennedy Bay.





166m² 181m² 7.5x25m

LOT 160

GYBE LANE, KENNEDY BAY



This modern two-storey design offers a thoughtful blend of style and functionality.

Step inside via a welcoming porch and be greeted by the dining area that plays to the curves of the elevation.

A well sized linen cupboard and desk is built into the the space, providing seamless functionality.

The open-plan kitchen and living area flows into a private courtyard for the perfect indoor-outdoor connection.

With clever access from the courtyard and near the rear double garage, the laundry can function as drop zone. Also nearby, a seperate toilet is tucked away from the living space for convenience and privacy.

Upstairs, the master bedroom boasts a walk-in robe and semi ensuite, while two additional bedrooms share a well-appointed bathroom, making this home ideal for comfortable family living.

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Into Place.



214m²



187m²



7.5x25m

LOT 161

GYBE LANE, KENNEDY BAY



3



2.5



2



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Nestled in the coastal community of Kennedy Bay, near the scenic golf course, this thoughtfully designed two-storey home maximises both comfort and style.

The open entrance flows into a versatile activity room to provide spaces for each family member to retreat to.

Central to the ground floor is the semi ensuite and laundry, with two bedrooms either side.

The space extends outdoors with inviting alfresco area and BBQ space, perfect for summer nights with friends and family.

Upstairs, the open-plan living and dining area merges with a sleek kitchen, complemented by direct access to the balcony, to open up to the coastal breeze.

The private master bedroom includes a spacious walk-in robe and an ensuite bathroom, offering a peaceful retreat in this idyllic location.

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Into Place.



214m² 187m² 7.5x25m

LOT 162

GYBE LANE, KENNEDY BAY



This two-storey home offers a well-planned layout that maximises space and functionality.

Enter on the ground level into spacious theatre room or convert to a 4th bedroom or space for guests.

The spacious open-plan kitchen, dining, and living area connects seamlessly to the private courtyard for the ideal indoor-outdoor entertaining setup.

A double garage with direct access adds convenience.

Upstairs, three well-sized bedrooms, including a master with a walk-in robe and ensuite, provide ample opportunity for each family member to have their own space.

A shared bathroom serves the other two bedrooms, ensuring practicality without compromising style. This home is ideal for modern family living in a coastal setting.

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 214m²

 188m²

 7.5x25m

LOT 163

GYBE LANE, KENNEDY BAY

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Situated in the picturesque coastal haven of Kennedy Bay, across from stunning golf green, this two-storey home blends coastal charm with contemporary living.

A bright entryway leads to the open activity room, with two cosy bedrooms either side, perfect for guests, extended family or as home office or gym.

A shared bathroom and laundry is kept to one side to maximise space.

Stepping outside to the breezy alfresco and BBQ area, this space is ideal for summer gatherings, with direct access to the double garage for extra convenience.

The upper floor is designed for relaxed living, featuring an airy open-plan living and dining area that spills out onto the private balcony, to savour your surroundings.

The stylish kitchen boasts a handy pantry for the chef at heart, while the serene master suite offers a private oasis with walk-in robe and ensuite.

The ultimate retreat for those seeking a lifestyle of comfort, relaxation, and connection to nature.

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 214m²

 187m²

 7.5x25m

LOT 164

GYBE LANE, KENNEDY BAY

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This home combines style, comfort, and functionality to deliver a versatile layout perfect for modern families.

On the lower level includes two generously sized bedrooms, an activity area ideal for relaxation or play, and easy access to an alfresco area for entertaining outdoors. The double garage nearby adding ample storage and convenience.

Upstairs, the open-plan kitchen, living, and dining space flow onto the private balcony, creating the ultimate coastal indoor-outdoor experience.

The private master suite features walk-in robe and ensuite, completing this well-balanced design.

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Into Place.



214m² 187m² 7.5x25m

LOT 165

GYBE LANE, KENNEDY BAY



This stylish two-storey home is designed to enjoy all of the benefits of coastal living in Kennedy Bay.

The ground floor is the ultimate entertainers hub, with theatre room, expansive open-plan kitchen, dining, and living area leading to private courtyard, perfect for seamless living and entertaining.

A double garage provides convenient access, and the well-placed laundry adds to the home's practicality.

Upstairs lies two additional bedrooms and shared bathroom for family or guests and, positioned at the front of the home, is the master bedroom with luxurious private balcony to gaze at the sky from bed.

This home balances modern design with functionality to create an ideal space for a good life by the coast.

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Into Place.



 214m²

 187m²

 7.5x25m

LOT 166

GYBE LANE, KENNEDY BAY

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A compact but spacious plan, this home provides low maintenance living with all the modern amenities.

The lower floor is an ideal layout for kids or guests to have their own space away from the main bedroom. Two bedrooms and activity area provide a relaxation zone or play area.

Private alfresco and yard space is perfect for the avid gardeners or entertainers.

Galley style kitchen allows multiple people to move around the open-plan kitchen, living, and dining area.

Spacious balcony becomes the hero upstairs, creating the ultimate indoor-outdoor experience.

The private master suite with walk-in robe and resort style ensuite with double vanity, completes this versatile floor plan.

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166m² 181m² 7.5x25m

LOT 167

GYBE LANE, KENNEDY BAY



A masterclass in space efficiency, every inch of this home has been maximised for busy life and relaxation.

Enter through the front to the dining space, nestled amongst the curved wall feature of the architectural facade.

The galley kitchen and open living area are completed with a linen cupboard and work from home space for stylish practicality.

The well-sized outdoor space encourages life to be enjoyed outdoors and nearby access to laundry with WC is conveniently placed.

The upper floor is reserved for relaxations, allowing each family member space to unwind. With master bedroom, complete with walk-in robe and semi ensuite, as well as two additional bedrooms to the rear.

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Into Place.

The Into Place Standard.



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

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

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

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 (excluding wet areas)

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, 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

Home Essentials

- Architecturally designed home
- Building contract with our building partner
- 6-month maintenance period
- Structural guarantee
- Termite protection treatment

Into Place.

Secure this exclusive release.

Get in touch with Jon to find out more
about this release in Kennedy Bay.



Jonathan Nhan
0411 062 605
jonathan@intoplace.com.au

Into Place.



Into Place •



Design Lead, always

We believe good design is for everybody, not just those who can afford it. We design clever plans with innovative features.



Exceptional Quality

Committed to delivering exceptional quality, always. Each home we deliver is built with the highest construction standards.



Structural Guarantee

We build to last. That's why every Into Place residence is covered by our construction partners guarantee.



Customer at the heart

We're a small business with our customers at our core. Offering a hand-on building experience.



Sustainability Matters

Each Into Place residence contributes to the restoration of habitats in Conservation Sanctuaries across Australia.

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