



Parkview Release

La Valle, Henley Brook



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From \$729,000

Welcome to the Parkview Release at La Valle, Henley Brook

Discover an exclusive collection of 11 brand-new cottage homes, proudly built by Home Group — Western Australia's largest home builder. Perfectly positioned overlooking a beautiful new feature park, this limited release offers a rare blend of quality, comfort, and lifestyle.

Each thoughtfully designed, turn-key home showcases elevated 31-course ceilings, stylish feature elevations, and premium finishes throughout. Enjoy the convenience of fully fitted luxury robes, solar panels, and complete landscaping and boundary fencing — everything is done, so you can simply move in and start living.

Ideally located just 30 minutes from the Perth CBD, La Valle places you between the natural beauty of the Swan Valley and Whiteman Park. These low maintenance residences are the perfect opportunity to enjoy the effortless connectivity to local parks, shops and conveniences, all while making the most of the relaxed, community-focused lifestyle.

Enquire today to receive detailed floorplans, elevations, specifications, and colour selections for each home.

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Just move in and enjoy the view.

-  Complete, turn-key home
-  Estimated Completion 2027
-  Exclusive park front location
-  Premium finishes throughout
-  Close to Metronet hubs
-  30 mins from Perth CBD
-  Easy access to local & regional shopping hubs
-  On the door step of the Swan Valley



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Standard Specification

FINISHING TOUCHES

Reverse cycle air conditioning
Main area floor tiles (450 x 450)
Loop pile carpet
Blinds
Robe fitout to all bedrooms
Clothesline
Letterbox
Internal wall painting
Front & rear landscaping
Fencing & gate/s (as shown on plan)

STANDARD INCLUSIONS

Remote control sectional garage door
Blue pine roof timber
Colorbond roof
Colorbond slotted gutter, fascia and downpipes
Contemporary wet area tile selections
Chrome wet area floor wastes
Soft close drawers
ABS edging to cabinets and shelving
Lever door handles
Brick paving
2 course face bricks
Double clay brick construction
R4.1 rated ceiling insulation batts
Double power points
Hard wired smoke detectors
Two external garden taps
Flyscreens throughout
Roof ventilation system
6 star rated 26 litre instantaneous gas hot water system
Protective corner beads to internal walls
Digital TV point
Telephone Point
Fibre ready connection
Advanced LED Downlights throughout
3.3kw solar PV system
R1.3 Cavity Wall Insulation

FRONT ELEVATION

Feature front elevations
Feature acrylic texture coat render
Designer entry door
Separate lever handle and deadbolt to front entry door

CEILINGS

31c high ceilings throughout
28c high ceiling to porch
28c high ceiling to garage

KITCHEN

Stone bench tops
Entertainer's 1200mm deep island bench with breakfast bar (900mm to Lots 312 & 315)
Lift up overhead cupboards including fridge/freezer recess
Laminate pantry
900mm wide stainless steel freestanding stove
Intergated rangehood
Extensive drawers
Microwave recess with pot drawers below
High gloss or two-tone cabinetry
Splashback tiling to underside of overhead cupboards
Pull out bin
Integrated cutlery drawer
Designer handles
Additional storage cupboards to breakfast bar (excl. lots 312 & 315)
Dishwasher recess
European style designer 1 & ¾ bowl stainless steel sink
European style flickmixer tap to sink (min 4 Star WELS)
Laminate panel to fridge/freezer recess

ENSUITE & BATHROOM

Stone bench tops throughout
Double vanities to ensuites (excl. lots 312 & 315)
European style square above vanity vitreous china basins
European style flickmixer tapware throughout (min 4 Star WELS)
Designer mirrors
Fully-framed clear glazed shower pivot doors
2m high tiling to showers
European style square or round rain head shower (min 3 Star WELS)
as indicated on plan
European style rimless vitreous china toilet suites with soft close seat (min 4 Star WELS)
Designer double towel rails

LAUNDRY

Stone bench tops & 1m wide cabinetry (excl. lots 312 & 315 - colorbond trough)
European style stainless steel inset trough (excl. lots 312 & 315)
European style flickmixer tap to trough (min 4 Star WELS)
Floor tiling (including main WC where shown on floor plan)
Door to laundry



TURN-KEY FEATURES

- 31c CEILINGS THROUGHOUT
- 28c GARAGE
- FULLY LANDSCAPED WITH RETICULATION AND FENCING
- SOLAR PANELS
- LETTERBOX
- CLOTHESLINE
- OVERHEAD KITCHEN CABINETRY
- DUCTED REVERSE CYCLE AIR CONDITIONING

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