

31.5663 S — 152.8433 E

THE
PACIFIC

CATARINA ESTATE — LAKE CATHIE

Imagine a place where life
is a work of art.



Architecture

9

Residences

19

Neighbourhood

35

Inclusions & Finishes

45

Team

51

Inspiration

The ocean on your doorstep is nature's gallery, its forms sculpted by wave and wind and constantly redefined by the ever-changing light. The Pacific seeks to capture this energy to enrich the lives of its residents. As a result, each home in this boutique collection embraces its coastal surroundings and is bathed in natural light.

Choose a two or three-bedroom apartment or one of only four Penthouses, each with an effortless elegance that provides the perfect expression for your own personality and lifestyle.



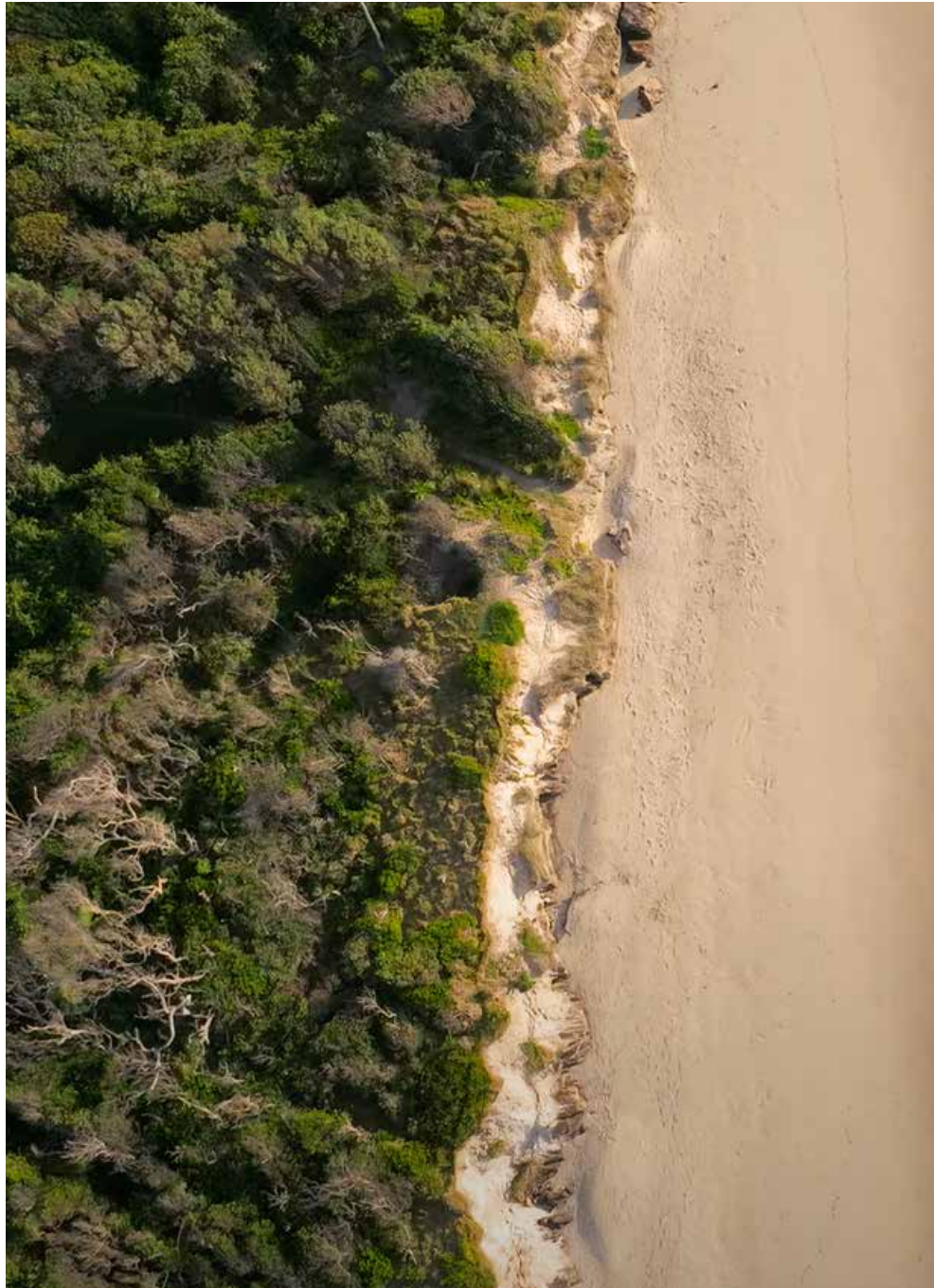


Catarina Estate. A vibrant community in the making.

The Pacific is the exceptional first release at Catarina Estate – the foundation of what will become a vibrant beachside community. With a masterplan meticulously crafted for the Lake Cathie region, Catarina Estate treads lightly on the landscape and provides an intrinsic link to the natural surrounds.

THE PACIFIC



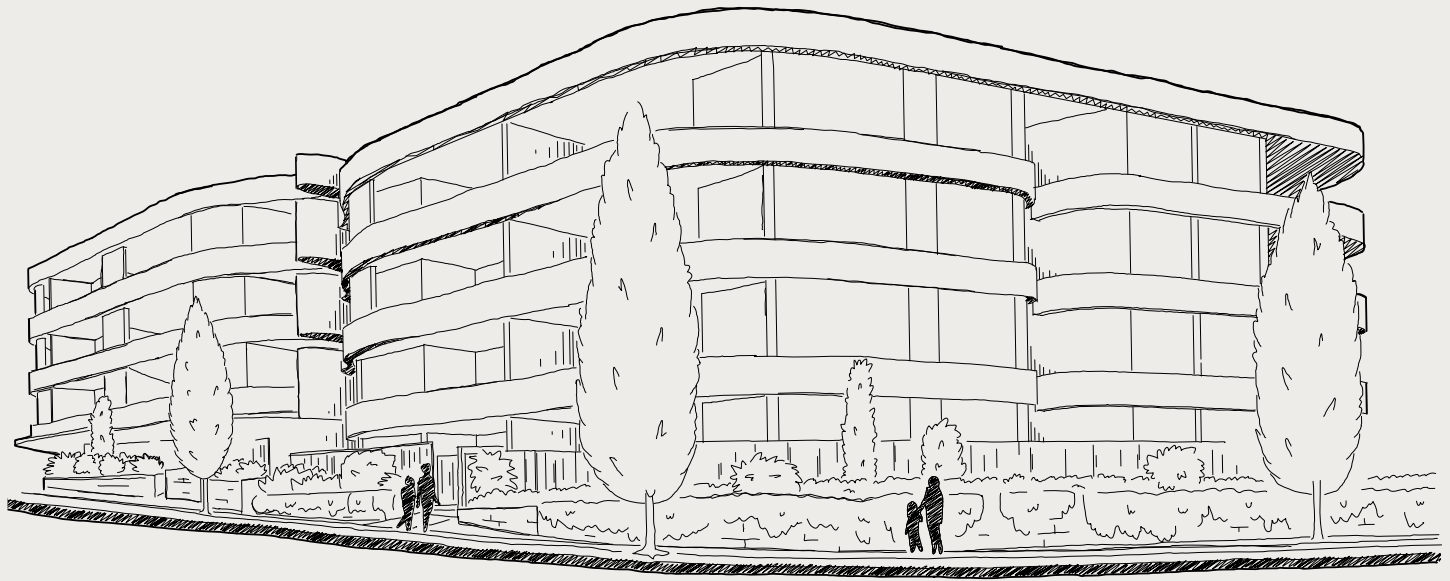


Architecture

Beautifully formed
to integrate seamlessly into
the natural habitat.

The Pacific responds to its unique location in one of Lake Cathie's relatively untouched enclaves with a design that is meticulous, considered and engaging. The architects have embraced light and the ocean as design elements, interpreting its many moods as the seasons change.

Every home at The Pacific welcomes you with an immediate sense of expansiveness, while the Penthouses, which range in size up to a grand 339sqm total interior and exterior living, take that luxury of space to an entirely new level.



SEASIDE DRIVE ELEVATION

"The Pacific's residences, and indeed the entire Catarina Estate, are designed for their owners to extract the very essence of beauty from this remarkable part of the NSW Central North Coastline. Our goal was to intrinsically link the flow and curve of the built form to the natural."

DANIEL HADLEY - DIRECTOR, ELK ARCHITECTURE





Flowing forms define
The Pacific's exterior, while varying
materials create a sense of light
and shade.









Residences





A seamless transition from indoor to outdoor living.

PAGE 22

Interiors by ELK

At The Pacific, generous balconies and courtyards invite you to enjoy your sun-filled environs. The light-flooded interiors are cleverly designed to provide uncommonly spacious living areas and bedrooms.

Finishes and fittings have been carefully curated to create an ambiance of refined sophistication. Each of the colour palettes — Scheme A, Scheme B, and a meticulously crafted penthouse treatment — provide a canvas for you to express your own sense of style while reinforcing a sophisticated coastal flavour.

Brushed nickel tapware, Toledo Arcadia benchtops, Calacatta Smartstone splashbacks and gentle Coastal Oak joinery are among the finishes that ensure the interiors echo the subtle sophistication of The Pacific's architectural forms.







PAGE

PENTHOUSE SCHEME



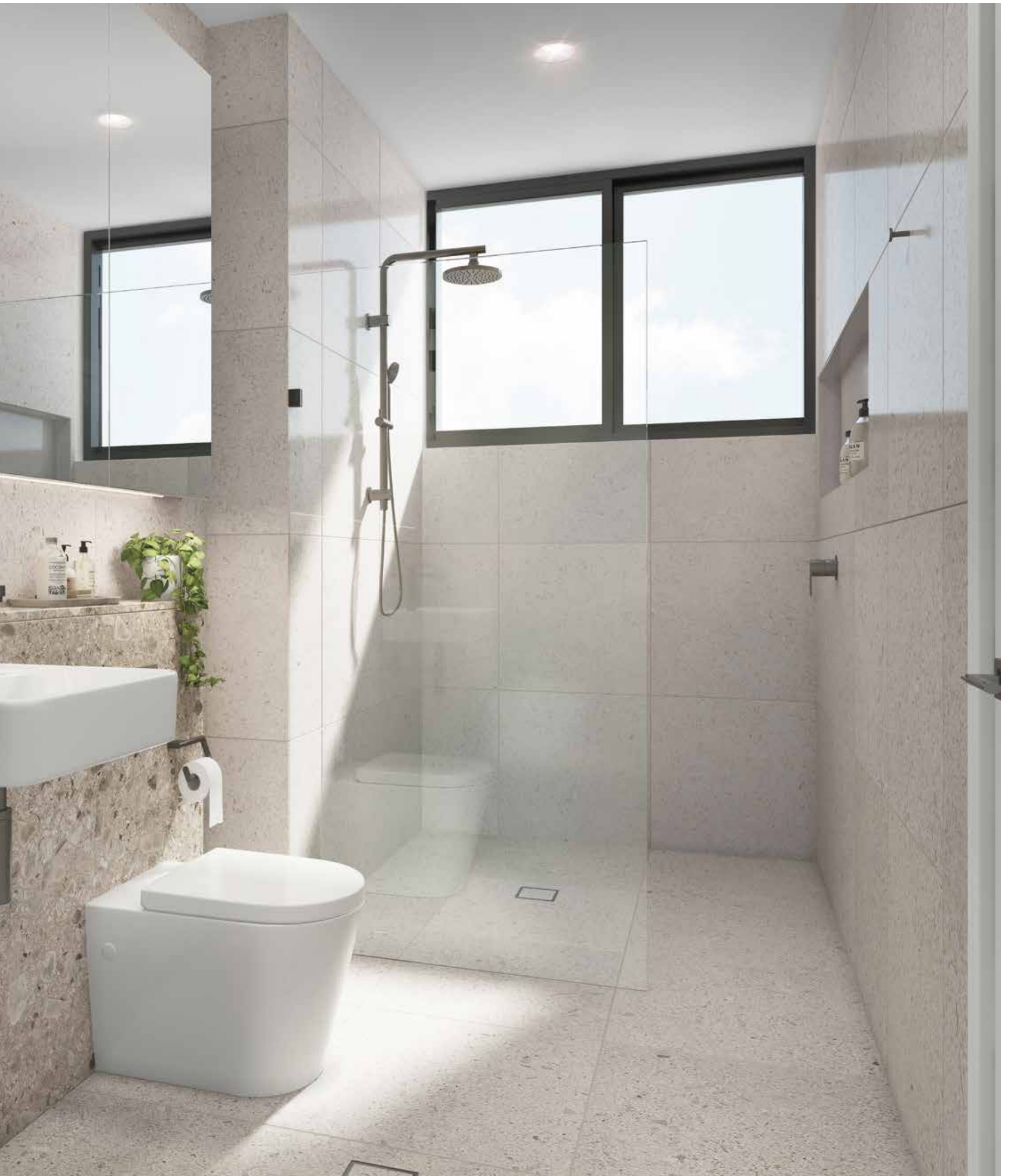




Even in the most personal spaces, attention to detail creates a sense of harmony. Many residences have walk-in robes while bathrooms and ensuites have full height tiling.



SCHEME B







Why live on one of the most beautiful coastlines in the world if you don't have the opportunity to simply sit outside and soak it up, 24-7?







Neighbourhood

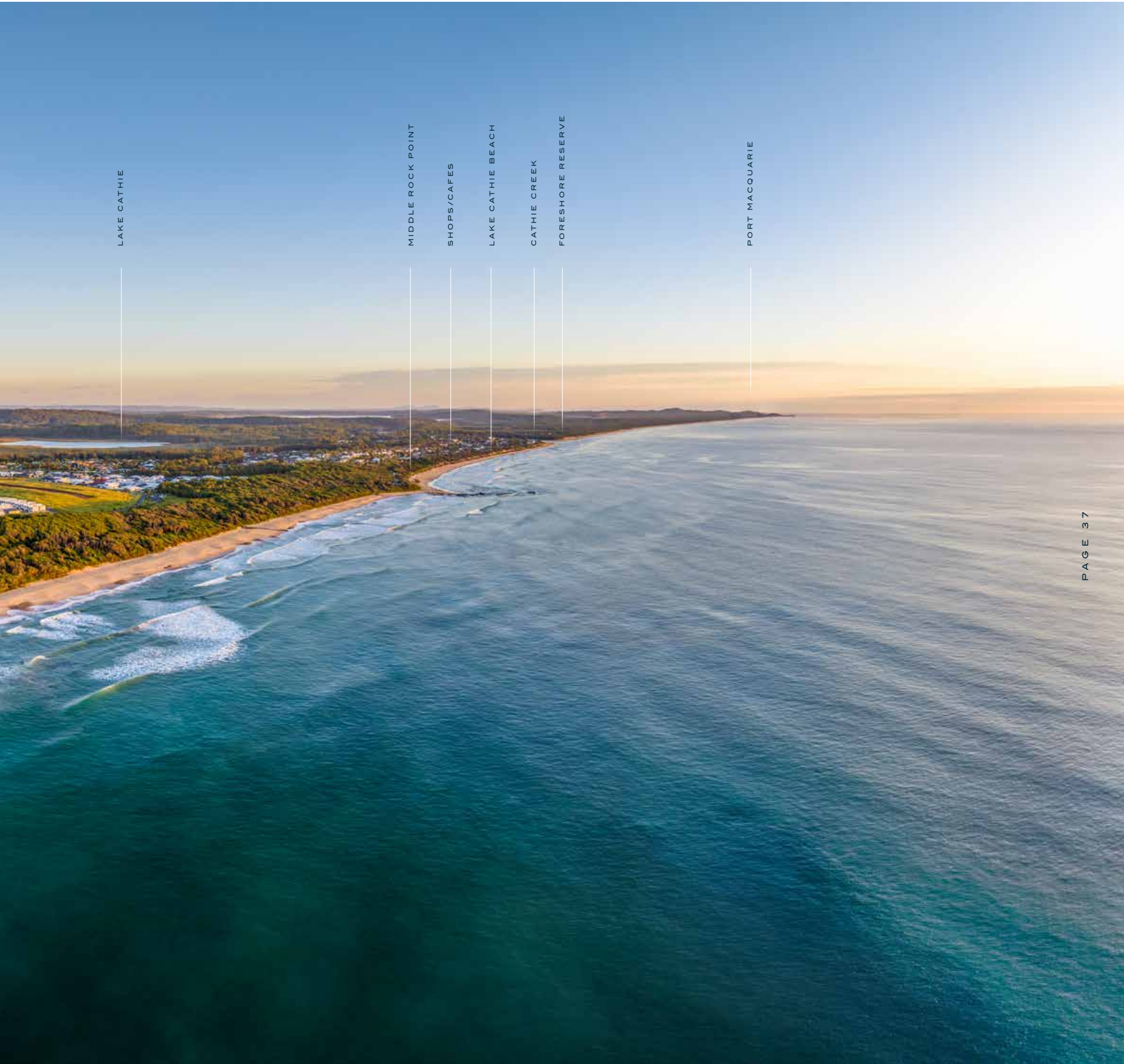


RAINBOW BEACH

LAKE CATHIE PUBLIC SCHOOL

THE PACIFIC

PAGE 36



LAKE CATHIE

MIDDLE ROCK POINT

SHOPS/CAFES

LAKE CATHIE BEACH

CATHIE CREEK

FORESHORE RESERVE

PORT MACQUARIE



31.5663 S - LOCATION - 152.8433 E







Location

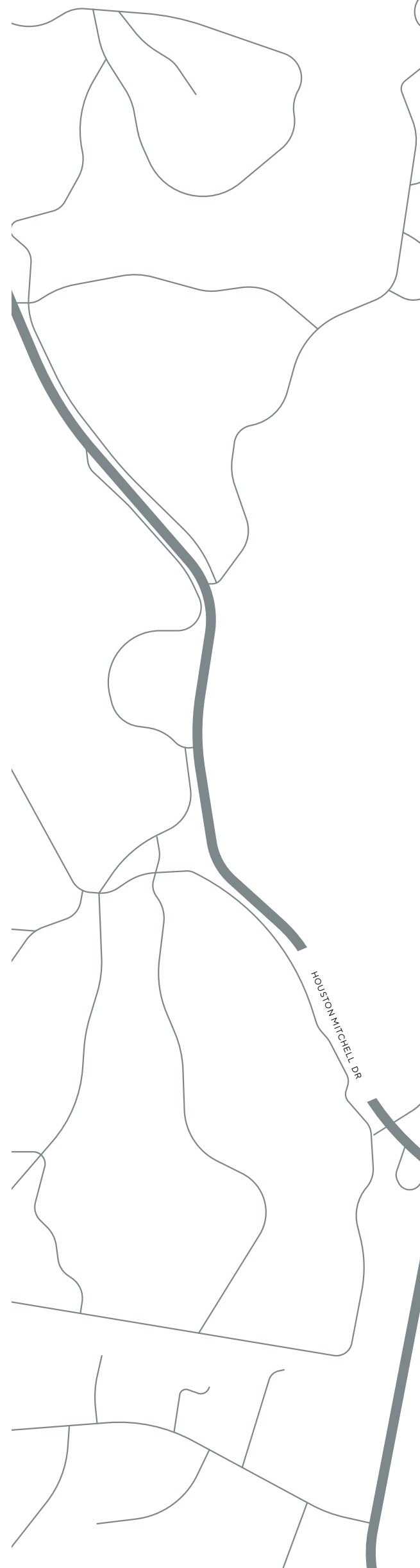
The Pacific at Catarina sits in a pristine private enclave a few minutes south of the Lake Cathie village centre and only 15 minutes from bustling Port Macquarie. Life's necessities are conveniently within reach, with beautiful beaches, parks and eateries only moments away.

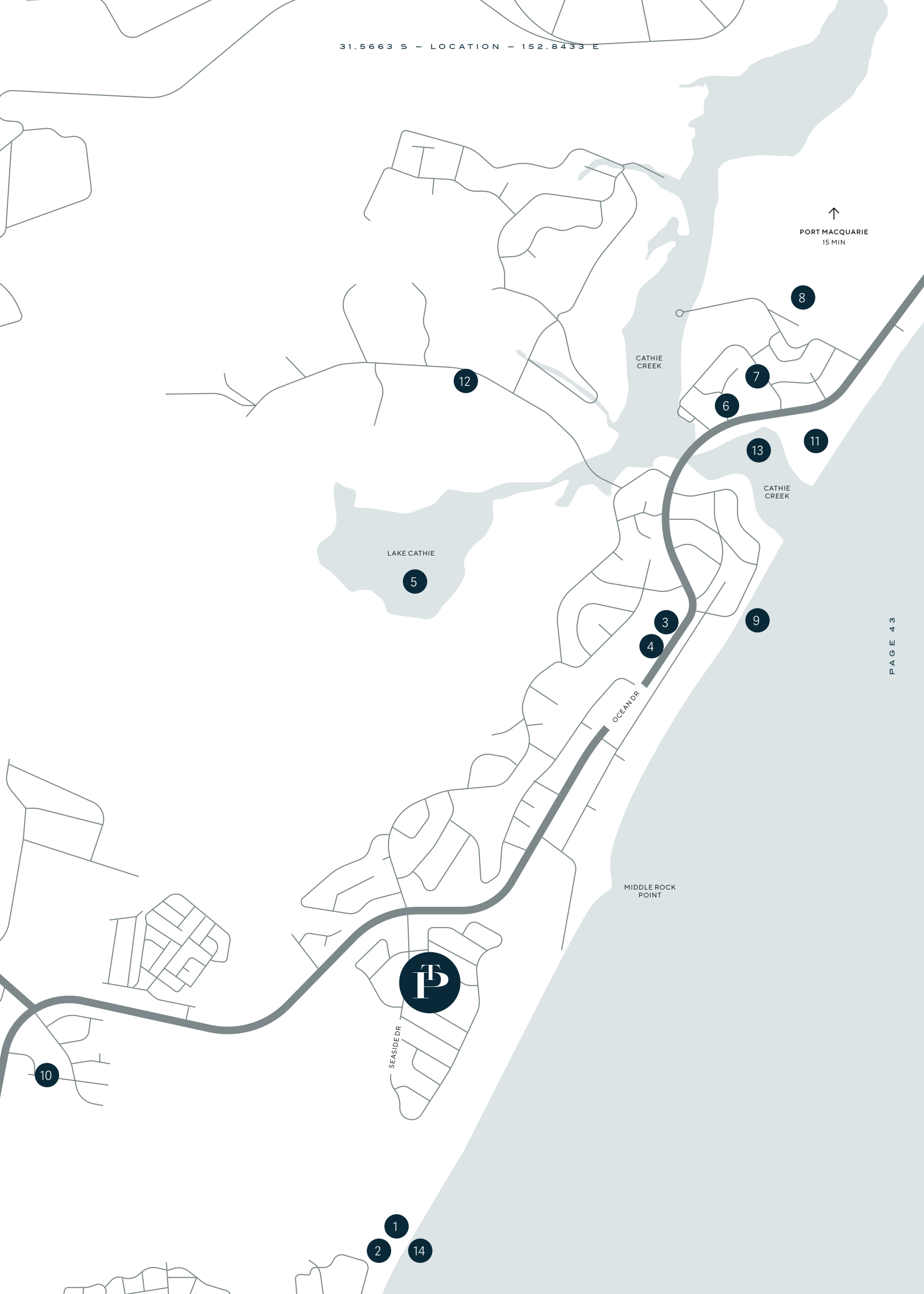
- 1 Rainbow Beach
- 2 Bonny Hills SLSC
- 3 Shopping & cafés
- 4 Lake Cathie Tavern
- 5 Lake Cathie
- 6 Lake Cathie Park & skate park
- 7 Club Lake Cathie
- 8 Lake Cathie soccer fields
- 9 Lake Cathie Beach
- 10 Lake Cathie Public School
- 11 Lake Cathie Foreshore Reserve
- 12 Bambi Forest Early Learning Centre
- 13 Lake Cathie Creek
- 14 Bonny Hills Beach Hotel

On-location at Catarina

The vision for Catarina Estate is to ensure all residents enjoy the convenience of quality on-site amenity. The term 'walking distance' is one you'll get used to hearing.

- Café
- Bar/Restaurant
- Pub
- Catarina Function Centre
- Boutique retail lease opportunities such as bakery, hairdressers etc





↑
PORT MACQUARIE
15 MIN

8

12

7

6

13

11

LAKE CATHIE

5

CATHIE CREEK

3

9

4

OCEAN DR

MIDDLE ROCK POINT



SEASIDE DR

10

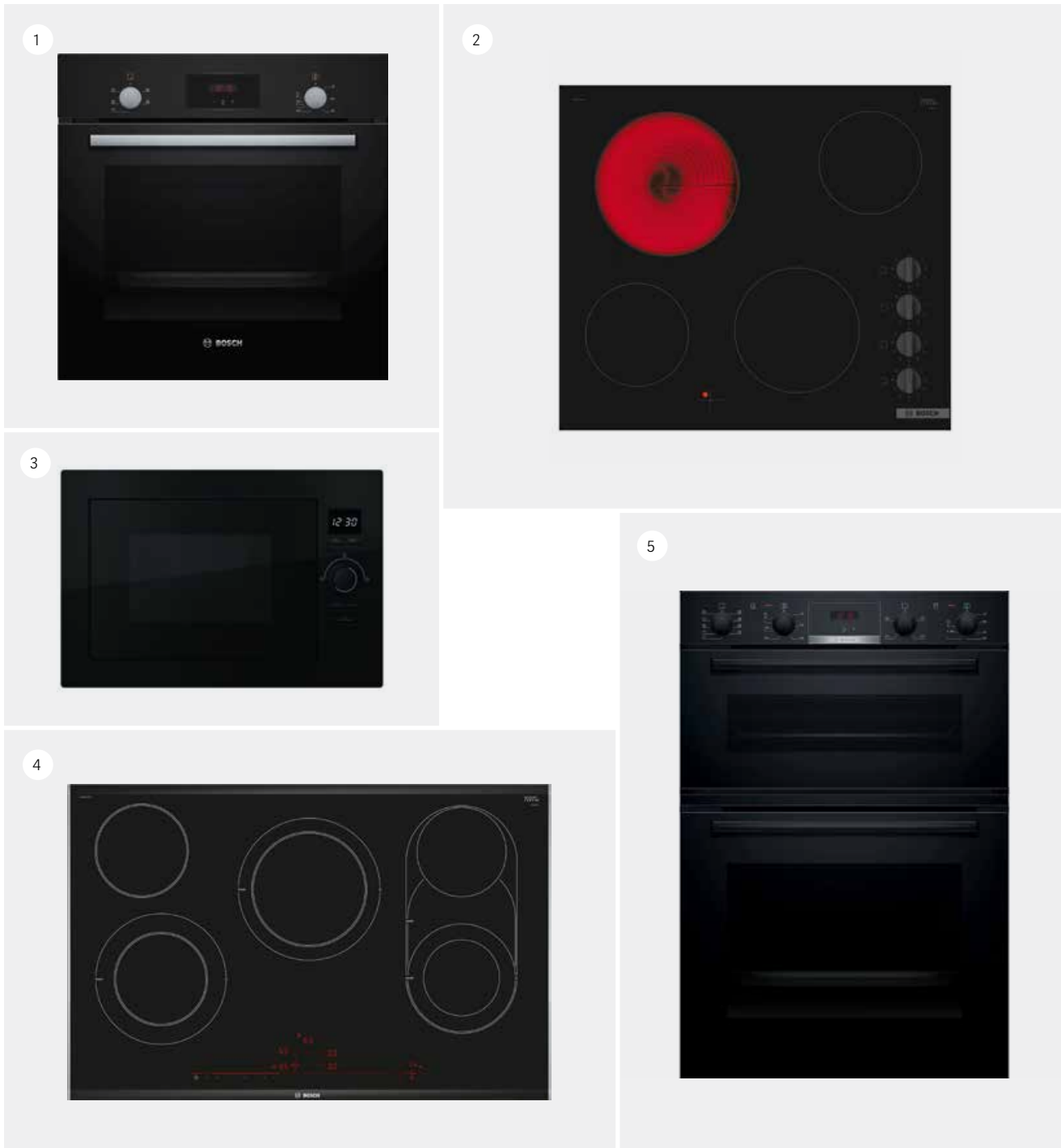
1

2

14



Inclusions & Finishes



1. Apartment Oven — Bosch 600mm series 2 multi-function
2. Apartment Cooktop — Bosch 600mm ceramic cooktop
3. Apartment Microwave — Belling 28L built-in microwave oven, 8 cooking functions
4. Penthouse Cooktop — Bosch 800mm ceramic cooktop
5. Penthouse Oven — Bosch Series 4 600mm 71L built-in double oven

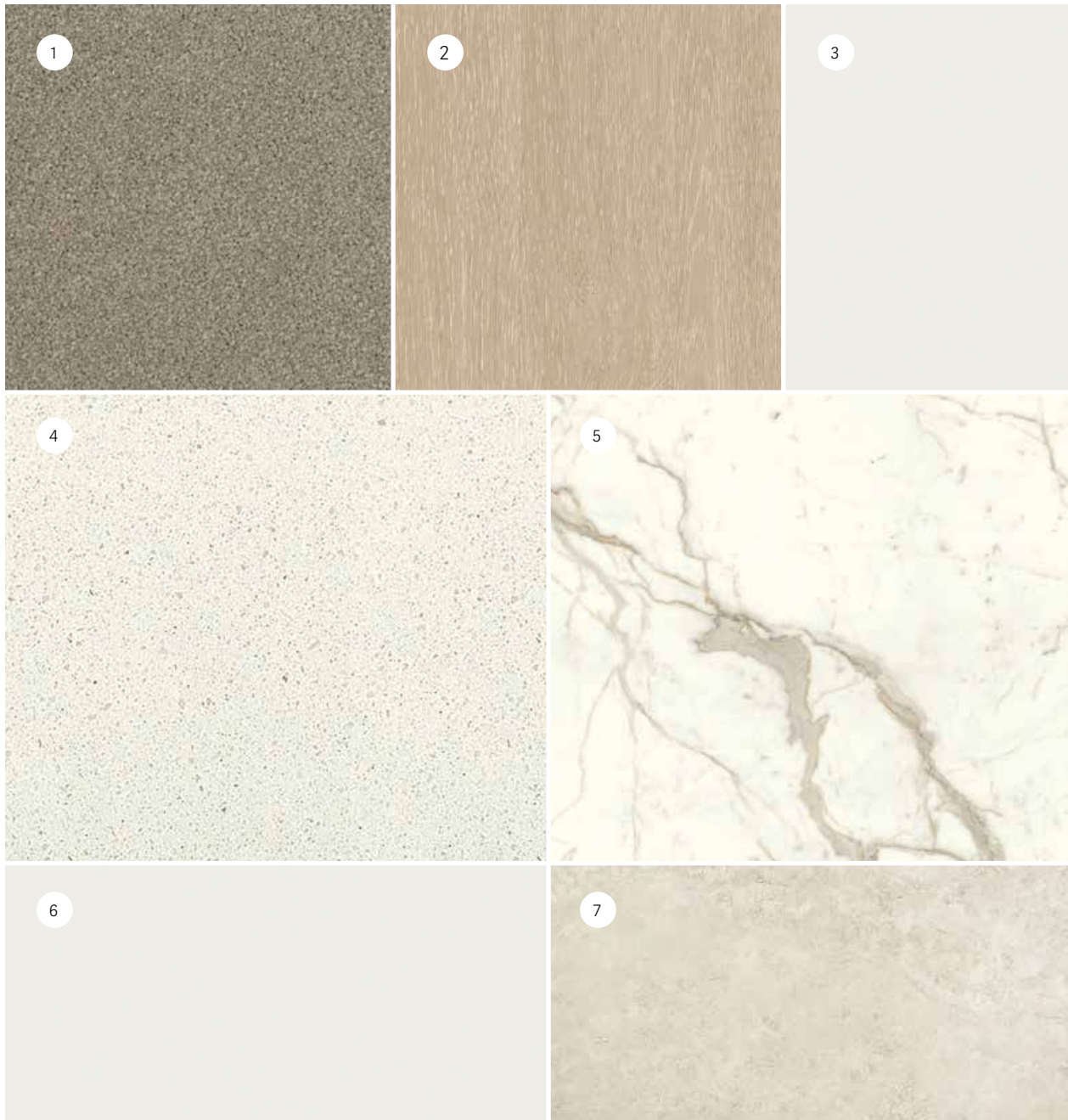


PARISI



1. Caroma Urbane II 1400mm back-to-wall freestanding bath
2. Parisi Linfa wall faced rimless pan
3. Parisi Elli II basin mixer - brushed nickel
4. Parisi Envy Arch kitchen mixer with square spout - brushed nickel
5. Parisi Elli II wall mixer with 190mm spout & backplate - brushed nickel
6. Parisi Envy lever slide rail - brushed nickel

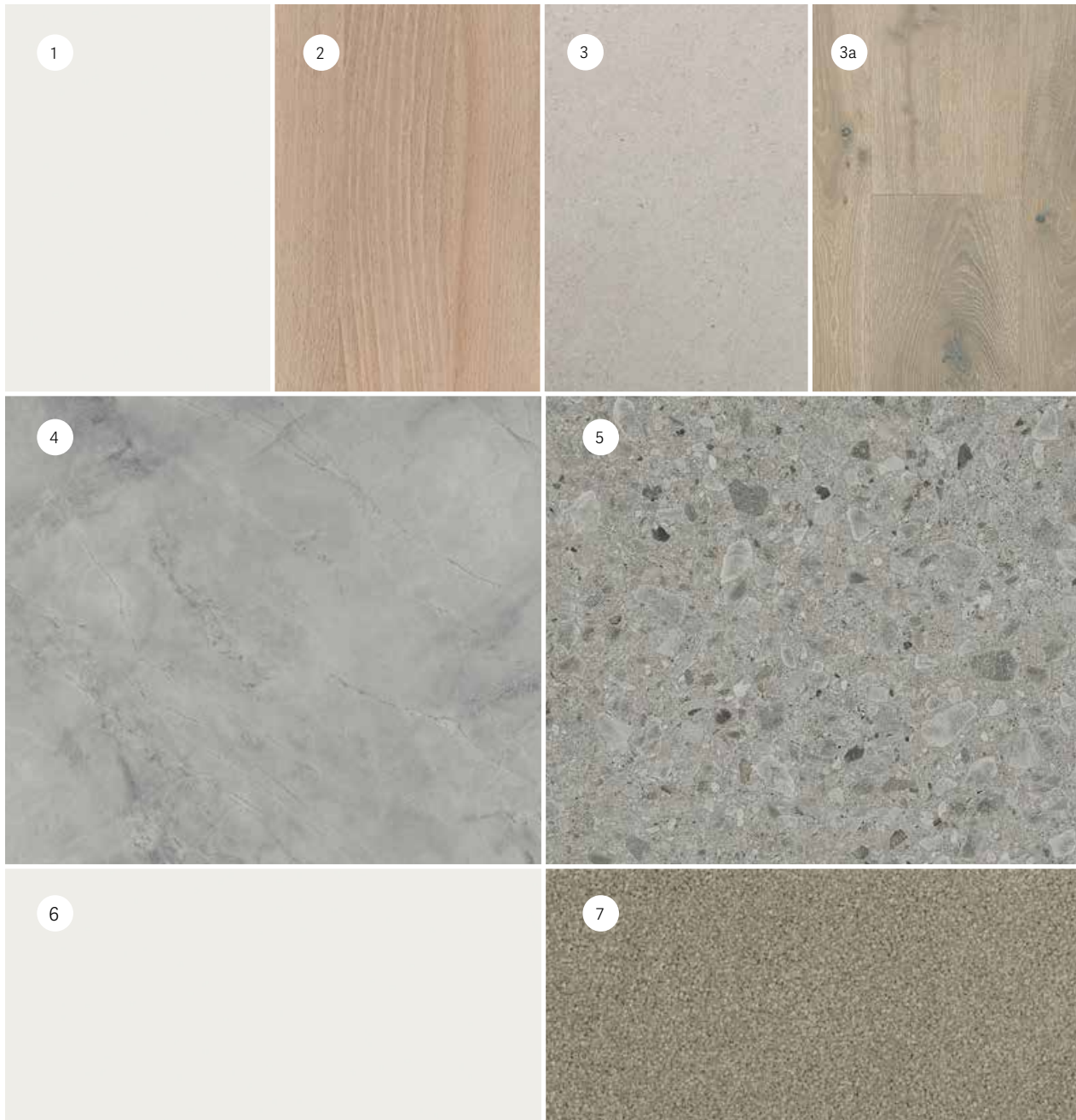
Scheme A



PAGE 48

- | | | |
|----|-------------------------|---|
| 1. | Carpet | Bayside - Canvas Wash 520 Cut-pile twist |
| 2. | Kitchen feature joinery | Polytec - Coastal Oak - Woodmatt |
| 3. | Kitchen joinery | Polytec - Blossom White |
| 4. | Kitchen benchtops | Smartstone - Toledo Arcadia with square edge |
| 5. | Kitchen splashback | Calacatta Prestigio - porcelain - silk finish |
| 6. | Paint | Dulux - Whisper White - walls, doors, frames, skirting, and architraves |
| 7. | Floor tile | TB - Travertine Ivory 600x600mm |

Scheme B



- | | | |
|-----|--------------------------------|---|
| 1. | Kitchen joinery | Polytec - Blossom White |
| 2. | Kitchen feature joinery | Polytec - Casentino Beech - Woodmatt |
| 3. | Floor tile | Ecology Alpine 600x600mm |
| 3a. | Upgrade Timber Floor | Havwoods - Eden Rustic |
| 4. | Kitchen benchtops & splashback | Smartstone - White Cloud - porcelain - silk finish |
| 5. | Bathroom Vanity | Kone Mix - porcelain - matte finish |
| 6. | Paint | Dulux - Whisper White - walls, doors, frames, skirting, and architraves |
| 7. | Carpet | Bayside - Canvas Wash 520 cut-pile twist |



Team



48B HEADLAND DRIVE, GERROA

Developer

Justice Fox is a Sydney-based company specialising in land subdivisions and residential developments, from single dwellings and duplexes to large scale multi-use residential projects. With projects in Australia, Singapore, Hong Kong, the Philippines and Dubai, UAE, we bring international experience and quality to every endeavour. We currently have a number of exciting projects under development, in various locations across Australia.



CATARINA ESTATE- MASTERPLAN

CATARINA ESTATE - LAKE CATHIE



Architects

The ELK Designs team is relationship-focused with a passion for delivering quality architecture and interior design that we and our clients can be proud of. As a multidisciplinary office, our team of architects and designers use their expertise and creativity to deliver clever, innovative, practical spaces for living, working, and entertaining.



Interiors

Producing superior design solutions for our clients across the many sectors that we service has ensured an outstanding reputation in the area of architecture and design. Born from projects in the Newcastle and Hunter Valley region, ELK Designs is no longer bound by location, working on projects all over NSW and beyond.

Enquiries

Sales Agents

Todd Bates
0420 318 305

Steve Newman
0425 252 520

McGrath Projects Port Macquarie
mcgrath.com.au

—

thepacificcatarina.com.au

—

Developer

Justice Fox
justicefox.com.au

Architecture & Interiors

ELK Designs
elkdesigns.com.au

Brand & Creative

Swell
swelldesigngroup.com



thepacificcatarina.com.au