

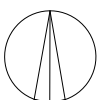
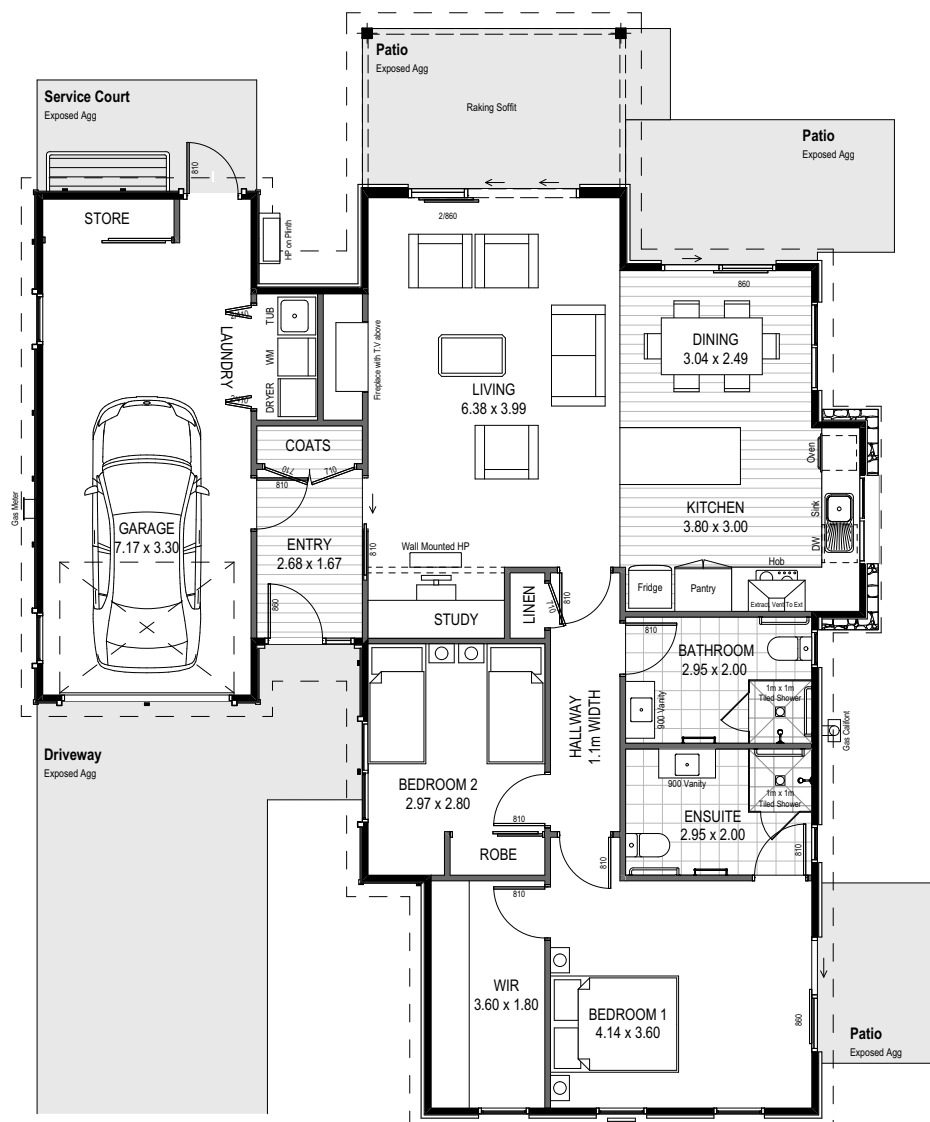
# 6 Homeward Bound Drive

The Glenorchy Villa is perfect blend of functionality and style – ready to make your own.

This villa offers 138m<sup>2</sup> of well-designed living space, featuring two bedrooms and a handy study nook. The open-plan kitchen, dining, and living area creates an ideal space for entertaining and everyday comfort. The master suite is a true retreat, with a walk-in wardrobe and private ensuite. A full second bathroom ensures privacy for guests.

The home's exterior combines plaster over lightweight concrete panels and weatherboard with vertical battens, while schist stone accents on the kitchen wall add a touch of character.

 138m<sup>2</sup>
 2
  2
  1
  Study Nook

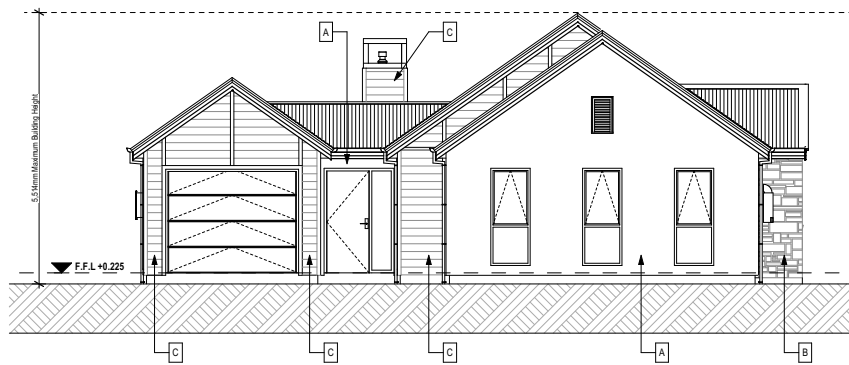


North

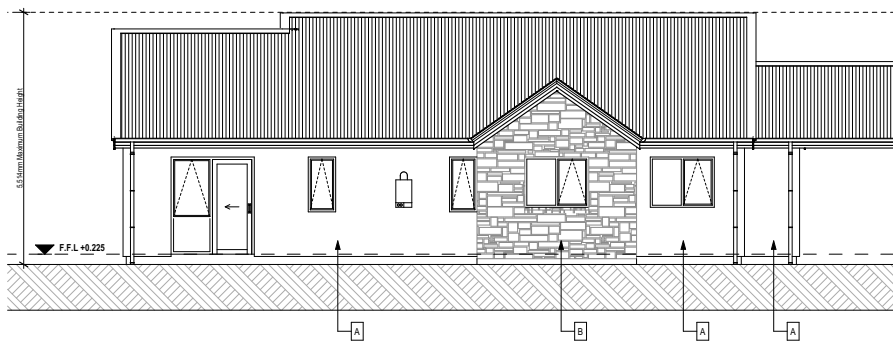
**Elevations—**  
**6 Homeward Bound Drive**



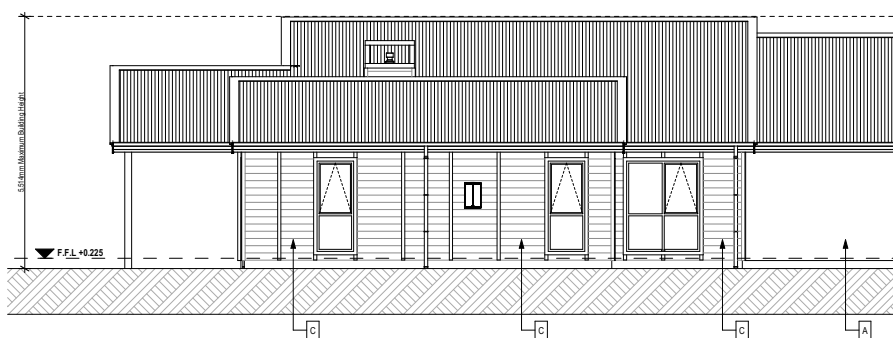
**North Elevation**



**South Elevation**



**East Elevation**



**West Elevation**

\*Villa specifications may be subject to minor changes and substitutions.

# Specifications

## **Construction & Cladding**

- Plaster over lightweight concrete (AAC) panels, timber weatherboard and Central Otago Schist stone
- Coloursteel roof
- 2.55m stud height
- Double glazed windows

## **Interior finishes**

- High end fixtures and fittings carefully selected for design and durability
- Quality 100% wool carpet with heavy duty underlay
- Timber laminate flooring to kitchen, dining and entry
- Fully tiled bathrooms
- Quality window treatments, with double track curtains in master bedroom and lounge

## **Heating**

- Rinnai feature gas fireplace
- Mitsubishi heat pump for winter heating and summer cooling

## **Kitchen**

- Quality appliances, including Fisher and Paykel wall mounted oven, induction cooktop and dish drawer
- Engineered stone benchtop with undermounted sink, quality cabinetry, soft close drawers

## **Bathroom and Laundry**

- Fully tiled bathrooms with under tile heating
- Walk-in shower in ensuite, with level entry access and safety rail
- Laundry located in garage

## **Bedrooms**

- Spacious master bedroom suite including walk-in-wardrobe and private ensuite
- Guest bedroom with in-built robe

## **Garage**

- Internal access single garage
- Marine carpeting

## **Safety & Security**

- Gated village community
- Hard-wired smoke detectors
- 24-hour emergency call system