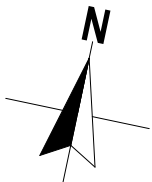
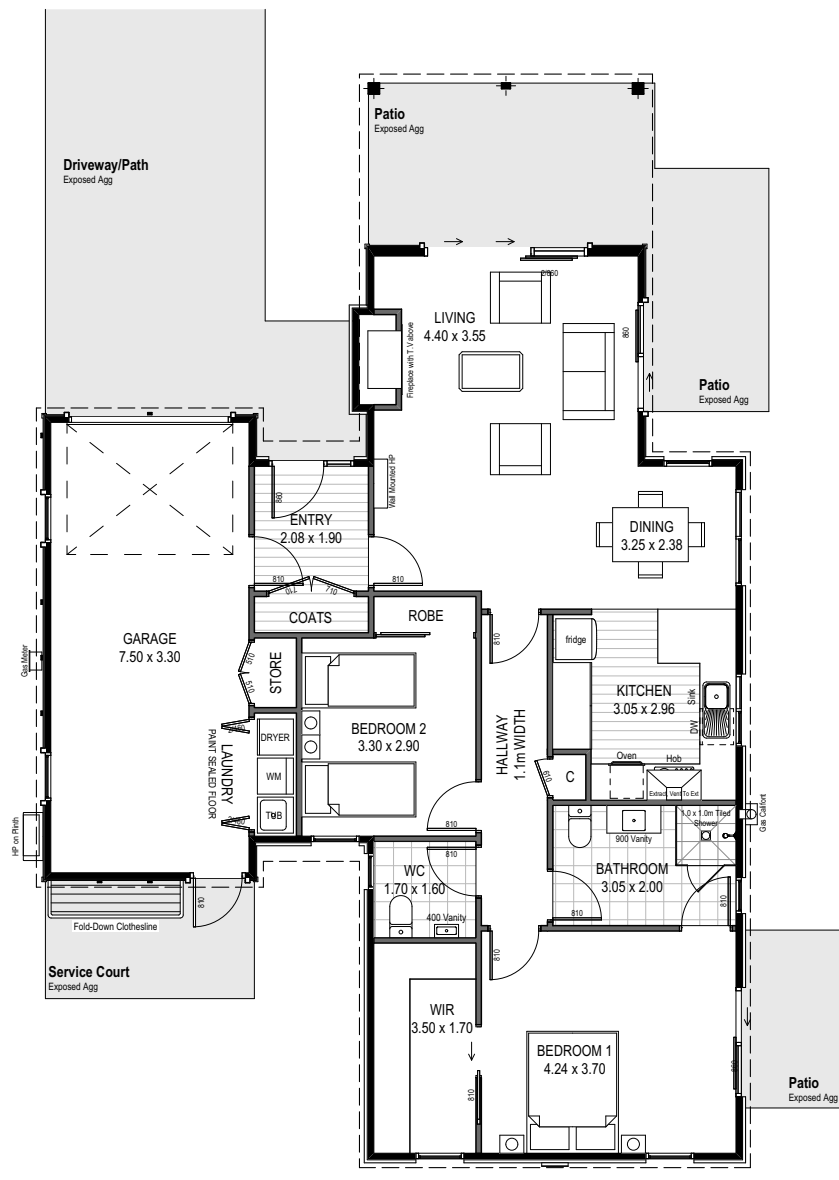


46 Homeward Bound Drive

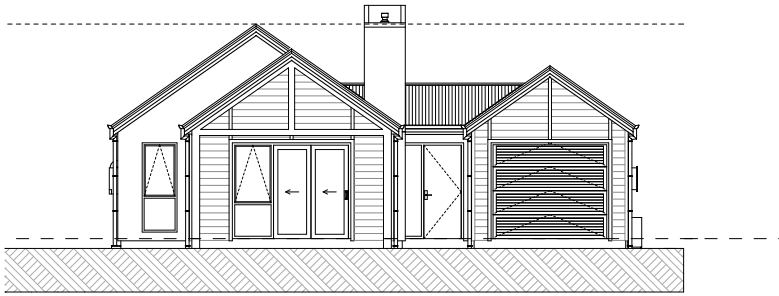
The Gibbston Villa is both affordable and comfortable in an efficient 127m² floorplan.

This villa offers an open plan lounge/dining area, a glass-fronted fireplace, two bedrooms, a walk-in-wardrobe, dual access ensuite, plus a guest toilet. Residents will also enjoy sheltered outdoor living. The villa also has a single internal access garage, which houses the laundry.

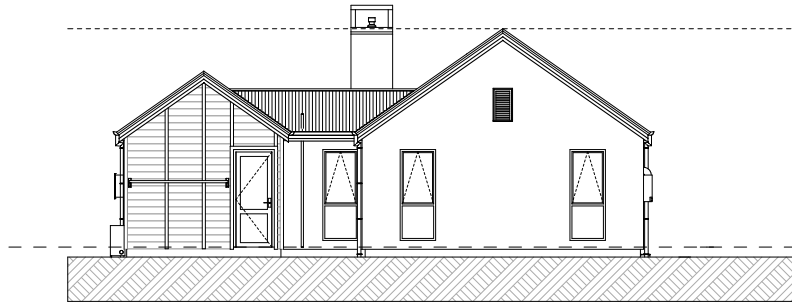
The exterior cladding is a combination of plaster over lightweight concrete panels, and weatherboard with vertical battens. The feature chimney flue adds additional sophistication to the design.



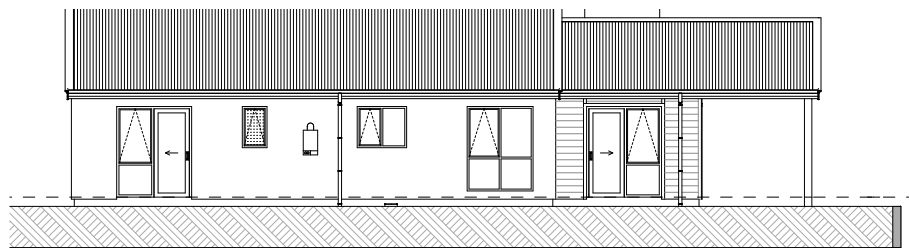
Elevations—
46 Homeward Bound Drive



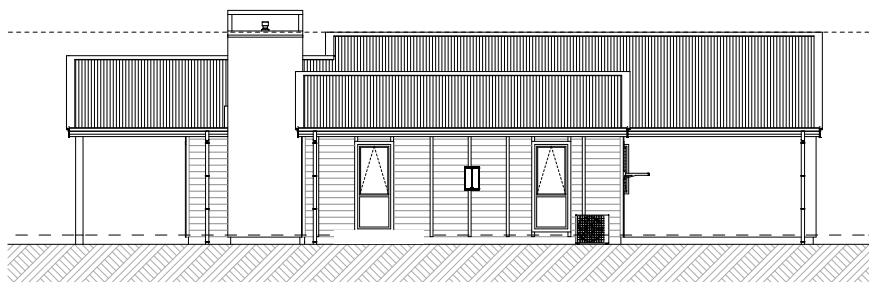
North Elevation



South Elevation



East Elevation



West Elevation

Specifications

Construction & Cladding

- Timber weatherboard and plaster over aerated autoclaved concrete (AAC)
- 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 bathroom
- Quality window treatments, with double track curtains in master bedroom and lounge

Heating

- Rinnai feature gas fireplace
- Mitsubishi heat pump system

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 dual-access bathroom with under tile heating
- Walk-in shower with safety rail
- Separate guest toilet
- 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
- Outdoor Living
- Established garden
- Covered patio for sheltered outdoor living

Safety & Security

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