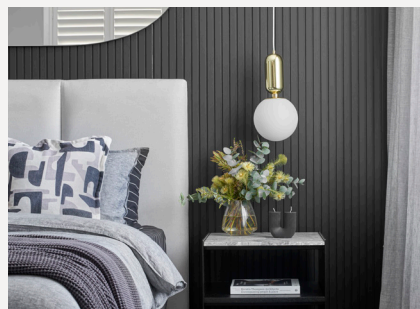


ON DISPLAY

# Airlie 30



## Modern, minimal and monochromatic

Picture modern minimalism with a touch of edgy styling, using a mixture of textures and tones to bring the home to life. The grand Victorian Ash staircase and luxurious, statement kitchen beautifully complements the contemporary and urban palette used throughout the home.

On display at 171 – 173 High Street, Kangaroo Flat

## Home style specifications.

### Kitchen

Benchtop	Caesarstone Black Tempal
Overhead cabinetry	Polytec Black Ply (Woodmatt finish)
Cabinetry profile	Square Edge
Splashback	Streamline Dark Grey Matt Mosaic
Tapware	Vixen - Retractable Sink Mixer - Black Nickel

### Living

Floor tiles	Enzo Micro Tech Moon Matt
Carpet	Park Regis - 44 Freeman - Loop

### Ensuite

Benchtop	Caesarstone Frozen Terra
Base cabinetry	Polytec Black Ply (Woodmatt finish)
Feature tile	Streamline Dark Grey Matt Mosaic
Wall tile	Alps Dark Grey - Matt
Tapware	Urbane II 180mm Wall basin/bath mixer - Gunmetal

### Main Bathroom

Benchtop	Caesarstone Snow
Base cabinetry	Polytec Serene (Woodmatt finish)
Wall tile	Isla white Matt

### Laundry

Base cabinetry	Polytec Vesuvius Ceppo
Feature tile	Streamline White Matt Mosaic

### Exterior

Main render	Dulux Grey Bird
Brick	Austral Industrial Steel (Off White mortar)
Secondary render	Dulux Homebush

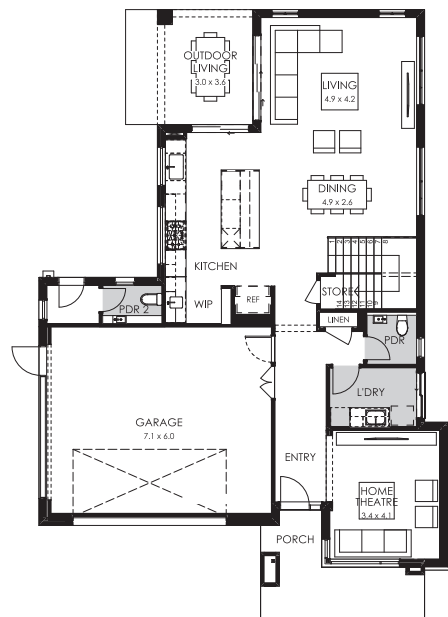
## Home specifications.

Total area	279.99m <sup>2</sup>
Width	11.39m
Length	18.11m
Fits lot width	12.5m

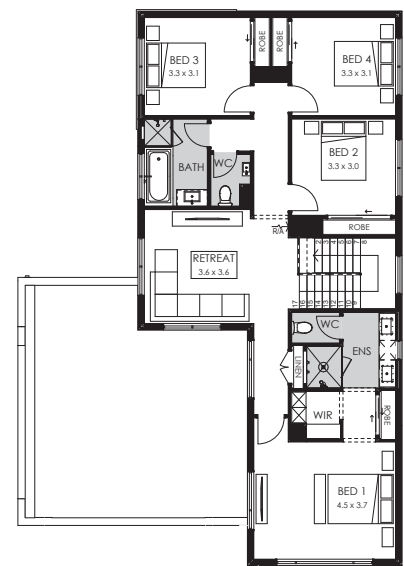


## As displayed upgrades.

- Designer Mode façade
- U-shaped Byron Staircase with Victorian Ash treads
- High-end floor tiles
- 2750mm high ceilings to ground floor and 2550mm ceilings to first floor
- Wet areas fitted out with premium mosaic tiling selections
- Suite of ILVE appliances
- Professional landscaping
- Styled by Senior Interior Designer



Ground floor



First floor

Discover the difference  
[BoutiqueHomes.com.au](https://www.boutiquehomes.com.au)

Disclaimer ©2022, all plans are protected by copyright and are owned by ABN Group (VIC) Pty Ltd. Plans are based on a modern façade. Images used in this brochure are for illustrative purposes only and may depict fixtures, finishes, features, furnishings and landscaping not included in standard pricing or supplied by Boutique Homes including, but not limited to, flooring, overhead cabinetry, 900mm wide appliances, 2550mm high ceilings, planter boxes and fences. For more information on the pricing and specification of these homes please contact one of our New Homes Consultants. Boutique Homes may at its direction determine how long it wants to offer the products and pricing set out this brochure. Boutique Homes is entitled to vary all its products and pricing at its discretion at any time. See [boutiquehomes.com.au](https://www.boutiquehomes.com.au) for further details. All information contained within this brochure was accurate at time of printing on August 2022. BH0065