

ON DISPLAY

Toorak 48





Classic French Provincial

The Toorak 48's magnificent design offers your family an abundance of features. Its inviting kitchen serves as the heart of the home, featuring an adaptable island bench and a butler's pantry. The home theatre and the centrally located outdoor living area are perfect for hosting large gatherings, while the well-planned layout also offers quiet spaces for studying or relaxation. The Springvale display combines the Hamptons Façade with a Classic French Provincial Interior style, which embraces various authentic French themes, ranging from opulent luxury to cosy and welcoming. This style incorporates classic natural warm tones, decorative rustic wood elements, and symmetrical designs.

On display at 1B Merton Street, Springvale

Toorak 48 Hamptons facade.

Home specifications.

Total area	471.73 m ²
Width	14.87m
Length	24.25
Fits lot width	16m

🕮 5 宁 4 🚍 2

Home design specifications.

- Hamptons Façade
- · 2740mm ceiling heights
- · Square set detail to all living areas
- Refrigerated A/C and gas ducted heating throughout
- · Double Glazed windows and doors
- Caesarstone benchtops to the kitchen, ensuite, bathroom and laundry
- · ILVE suite of cooking appliances





Ground floor

First floor

Home style specifications.

Kitchen

Benchtop	Caesarstone 40mm - Arissed (4mm) Turbine Grey
Island bench top	Caesarstone 400mm - Arissed (4mm) Turbine Grey
Wall tiles	Subway Nanda Brick White Gloss60×200Gloss
Living	
Carpet	Frontline – Urban Twist colour Triton – Cat.3
Wall tiles	Subway Nanda Brick White Gloss60×200Gloss
Ensuite	
Benchtop	Caesarstone 40mm - Arissed (4mm) - Turbine Grey
Drawers Polytec	Thermo solid range matt Style 4 Broadways EM9
	Matt Thermo Ultra White
Main wall tile	Subway Nanda Brick White Gloss60×200Gloss

Main Bathroom

Benchtop Caesarstone	20mm - Arissed (4mm) - Sleek Concrete
Drawers Polytec	Woodmatt Antico Oak Matt
Drawers profile	Square Edge ABS Edge
Wall Tile	Subway Nanda Brick White Gloss60×200Gloss
Exterior	
Bricks	Melbourne Mornington

Disclaimer ©2023, all plans are protected by copyright and are owned by ABN Group (VIC) Pty Ltd. Plans are based on a modern facade. 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 and its discription determine how long it wants to offer the products and pricing set output his brochure. Boutique Homes included in standard pricing at its discretion at any time. See boutiquehomes.com.au for further details. All information contained within this brochure was accurate at time of printing on November 2023. BH0065