



HIGHETT TERRACES

1127 NEPEAN HWY
HIGHETT

A LIFE IN HIGH PLACES

Join the bayside elite with your own brand of exclusive perfection at Highett Terraces – a residential opportunity not to be missed.

Encompassing six impressively spacious residences in a most convenient locale, it's the fast track to the high life. Spanning basement, ground and first floors, the homes all feature two or three generous bedrooms, a sitting room, one to three bathrooms, as well as garage parking, and alfresco areas with private gardens you'll be aching to entertain in.





Artist Impression



Artist Impression



Artist Impression

A SUBLIME HALF DOZEN

Nothing has been left to chance in the quest to deliver six homes of distinction at Highett Terraces. From the engineered French Oak timber flooring underfoot in the living spaces, to the stone benchtops and Bosch appliances throughout the kitchen, each appointment has been carefully considered.

The impressive finishes extend to the bathrooms, where crisp white vanities sit amid marble-look tiling, mirrored cabinets, and semi-frameless shower screens.

Making a green statement in a myriad of ways, Highett Terraces proudly display exceptional six-star environmental credentials. The toilets are serviced by rainwater tanks, all windows feature double glazing, energy efficient appliances come standard and there is also heating and cooling to each level.



Artist Impression

YOUR CHOICE: BEACHSIDE OR SHOPSIDE

Could this be Melbourne's best-located suburban surprise? Few other settings offer the chance to walk out the front door and be on the beach – or at a major shopping centre – within minutes. Positioned only kilometres from Brighton Beach, Half Moon Bay and Sandringham Beach, it's a true summer retreat, while Highett railway station is a mere 400m walk, putting Melbourne's inner city and CBD within an easy commute.

Westfield Southland lies only 1km to the south, with its supermarkets, department stores, cinemas and hundreds of specialty stores extending a world of choice. Local schools, amenities, health services and other conveniences are all also immediately accessible.







EDUCATION

- 1. Brighton Secondary College
- 2. St Leonard's College
- 3. Haileybury Brighton
- 4. St Agnes's Primary School
- 5. Sandringham College
- 6. Highett Pre-School
- 7. Moorabbin Primary School
- 8. St Catherine's Primary School
- 9. Southmoor Primary School
- 10. Cheltenham Secondary College

EATERIES & BARS

- 11. Nutrition Station
- 12. AM PM
- 13. Hawker Bar
- 14. The Diplomat Cafe
- 15. Hot Lips Hacienda
- 16. Minnie Miny Mo
- 17. Chameleon Junction
- 18. Wise Fools Coffee Bar
- 19. Tradesman Cafe
- 20. Sierra Tango

PARKS & RECREATION

- 21. Half Moon Bay
- 22. Sandringham Yacht Club
- 23. Brighton Beach Boxes
- 24. Dendy Park
- 25. Highett Reserve
- 26. Waves Leisure Centre
- 27. Commonwealth Golf Club
- 28. Yarra Yarra Golf Club
- 29. Karkarook Park
- 30. Kingston Heath Golf Club

SHOPPING

- 31. Westfield Southland
- 32. Highett Shopping Centre
- 33. Woolworths Highett
- 34. Meat & Wine Boutique
- 35. Aldi Cheltenham
- 36. Hampton St Shopping Strip
- 37. The Links Shopping Mall

TRANSPORT

Located on Nepean Hwy
Melbourne CBD: 18km
Highett Station: 400m
Bus Stop (No. 822): 20m
Bus Stop (No. 708): 80m
Bus Stop (No. 708 and 823): 350m



SPOILED FOR CHOICE

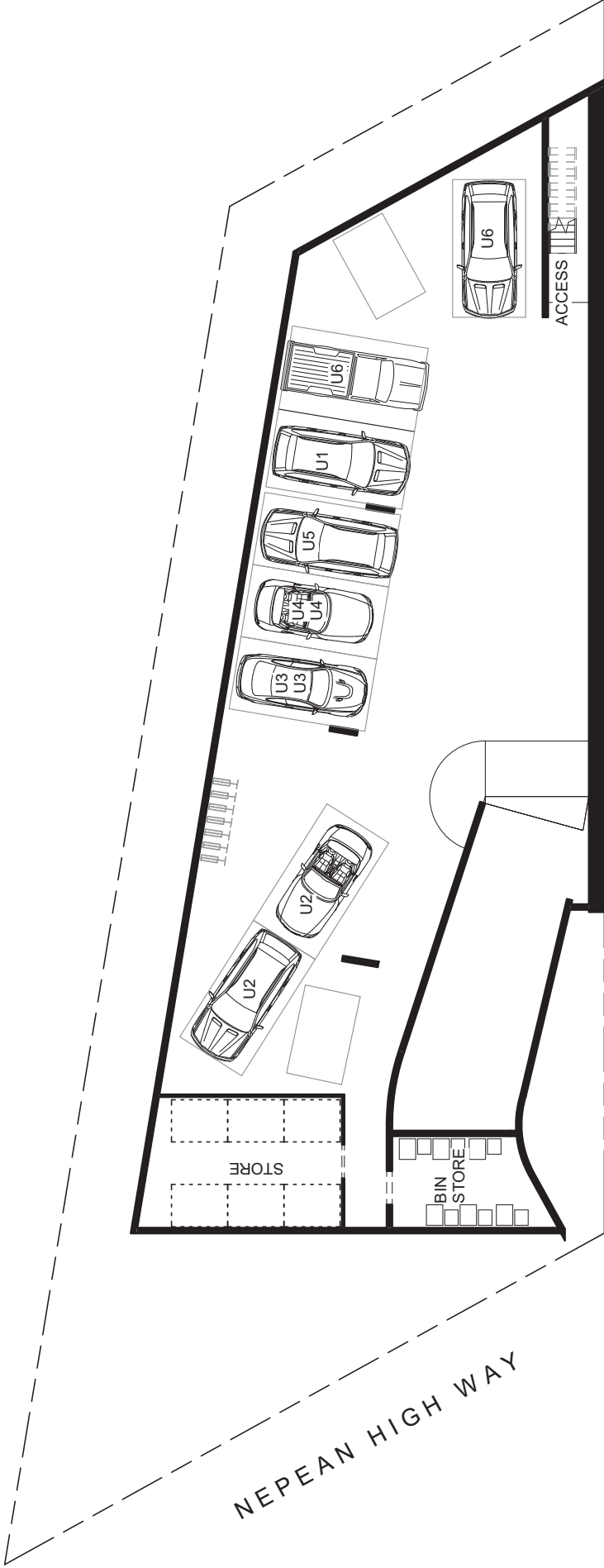
Whether it's a morning coffee at Public Grind, Saturday morning brunch at Monkey Can Fly or Fish and Chips after a walk along the beach, it's clear why Highett is enjoying a growing status as a true lifestyle destination. As relaxed as it is well serviced, there's little more left to do than move in and start planning your weekends.

Abundant opportunities arise for outdoor enthusiasts, with Kingston Heath Golf Club among a host of famous sandbelt courses that are all within a 10-minute radius, while Highett Reserve and the popular Bay Trail cycling and walking track are true family playgrounds.



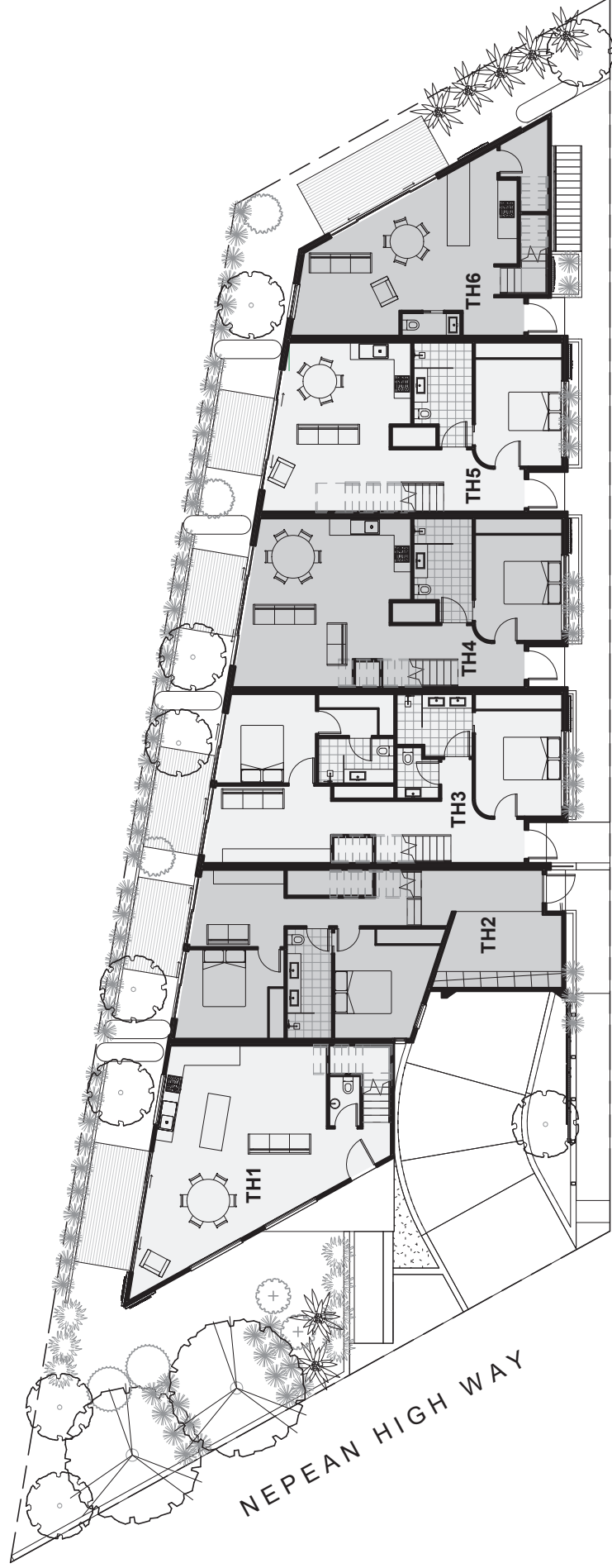


FLOORPLATES



ROWANS ROAD

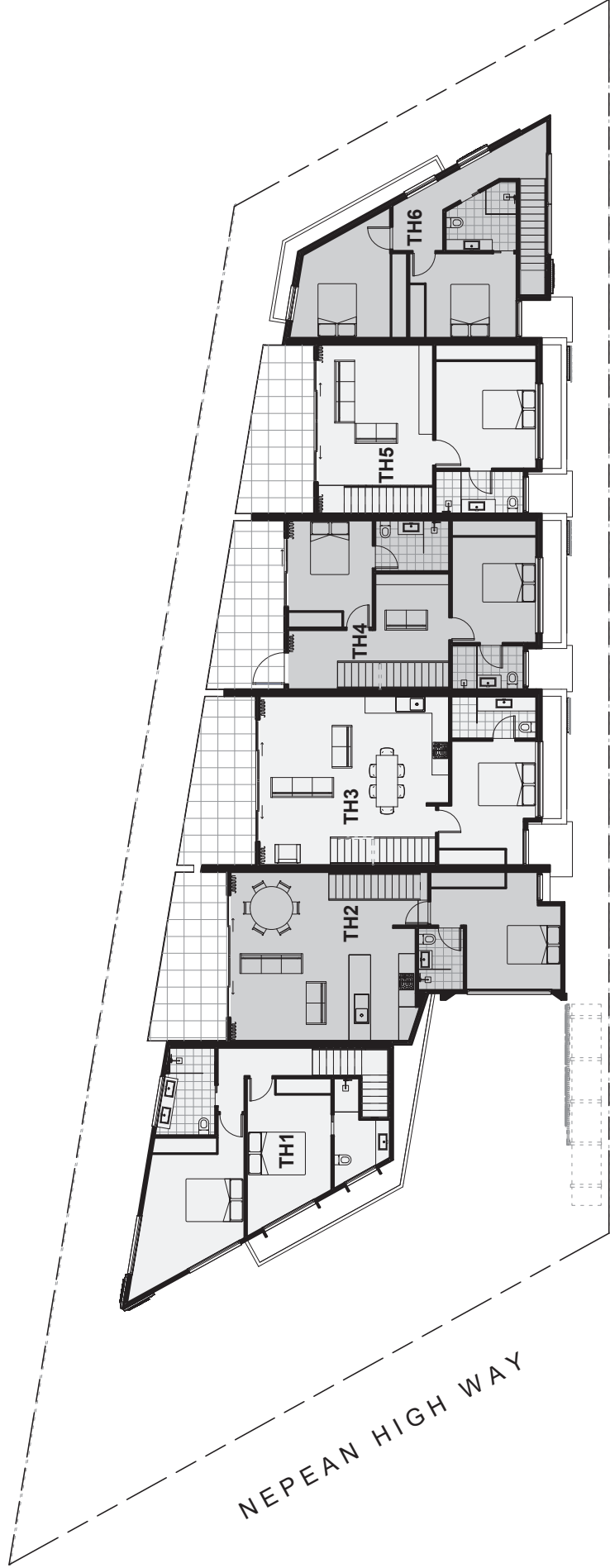
TOWNHOUSES 1-6
1127 NEPEAN HWAY, HIGHETT



ROWANS ROAD

TOWNHOUSES 1-6
1127 NEPEAN HWAY, HIGHETT

GROUND FLOOR PLAN

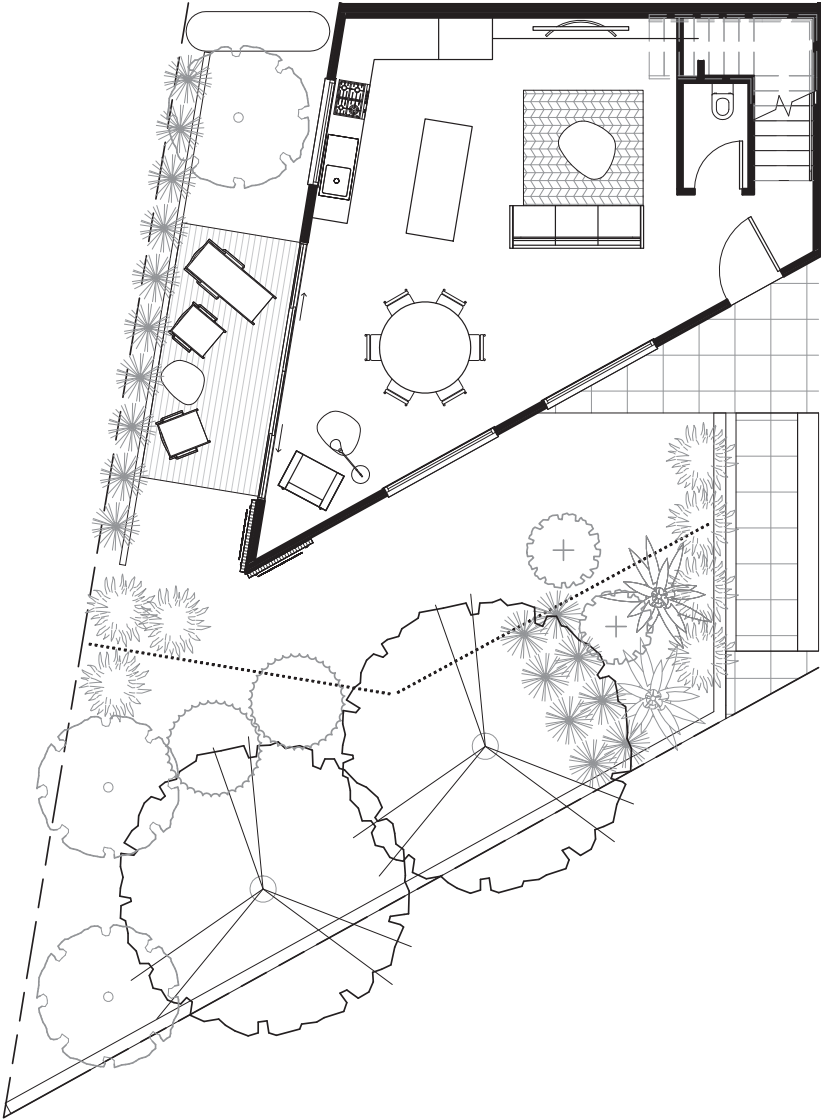


ROWANS ROAD

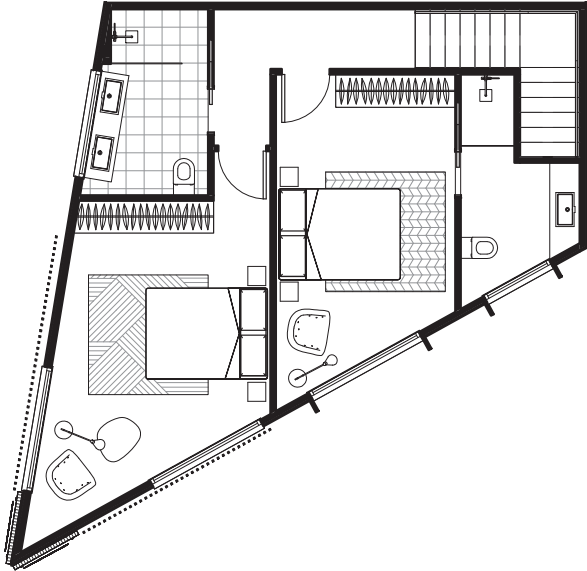
TOWNHOUSES 1-6
1127 NEPEAN HWAY, HIGHETT

FIRST FLOOR PLAN

INDIVIDUAL
FLOORPLANS



GROUND FLOOR PLAN



FIRST FLOOR PLAN

TOWNHOUSE 1
1127 NEPEAN HWAY, HIGHETT

BEDROOMS
BATHROOMS
TOILETS
CARSPACES

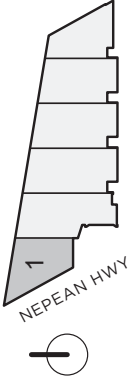
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2
3
1

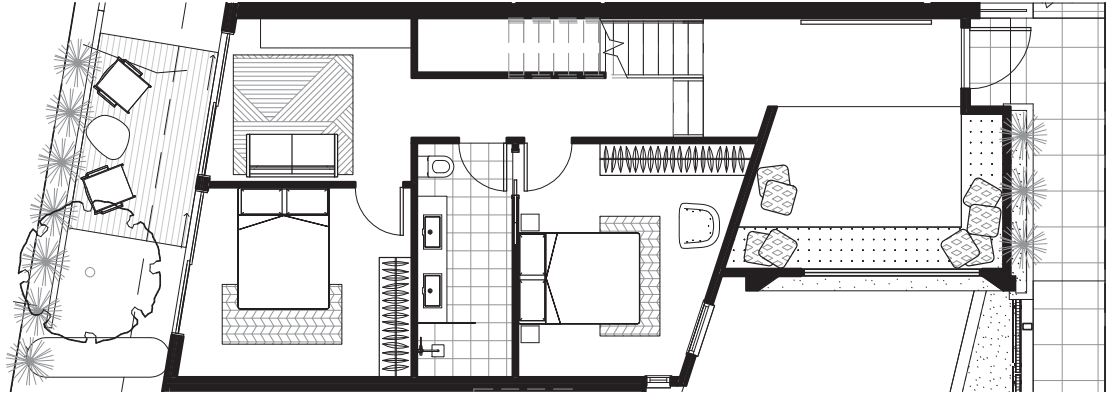
GROUND FLOOR AREA
FIRST FLOOR AREA
EXTERNAL AREA

57.70m²
57.30m²
62.20m²

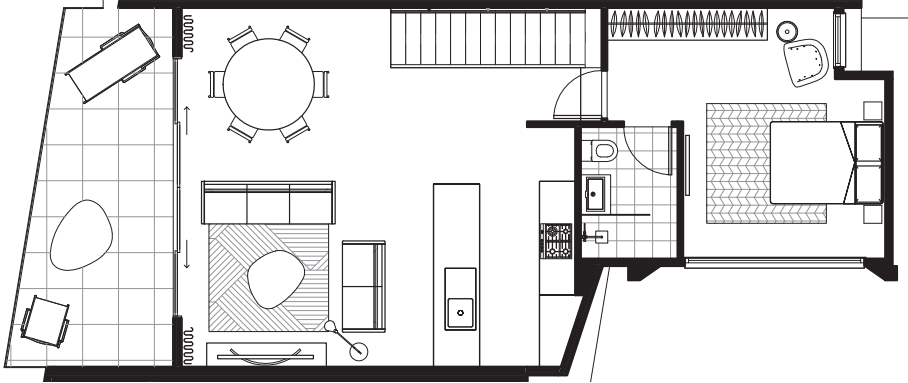
TOTAL AREA

177.20m²





GROUND FLOOR PLAN



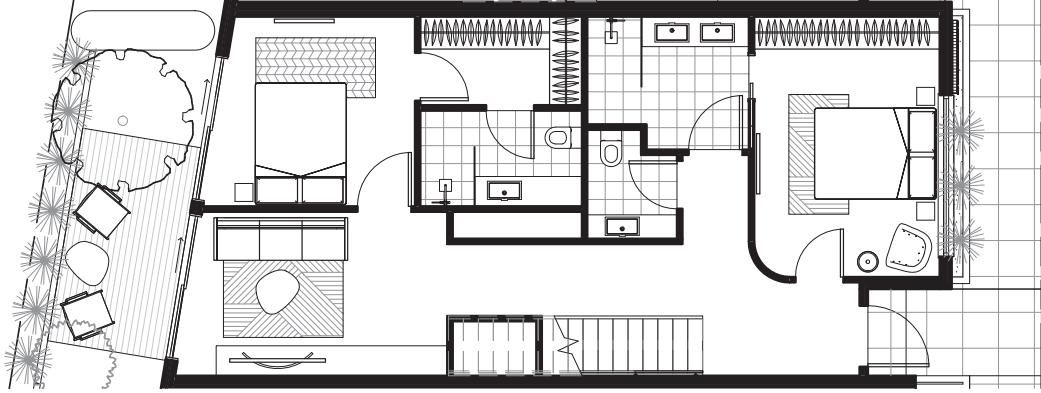
FIRST FLOOR PLAN



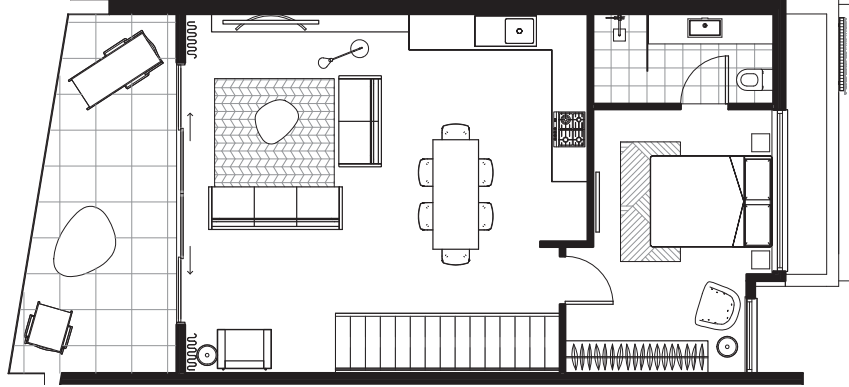
TOWNHOUSE 2
1127 NEPEAN HWY, HIGHETT

- BEDROOMS 3
- BATHROOMS 2
- TOILETS 2
- CARSPACES 2

GROUND FLOOR AREA	74.90m ²
FIRST FLOOR AREA	65.30m ²
EXTERNAL AREA (BALCONY)	13.80m ²
COURT YARD AREA	15.80m ²
TOTAL AREA	169.80m ²



GROUND FLOOR PLAN



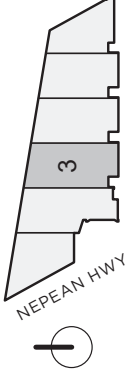
FIRST FLOOR PLAN

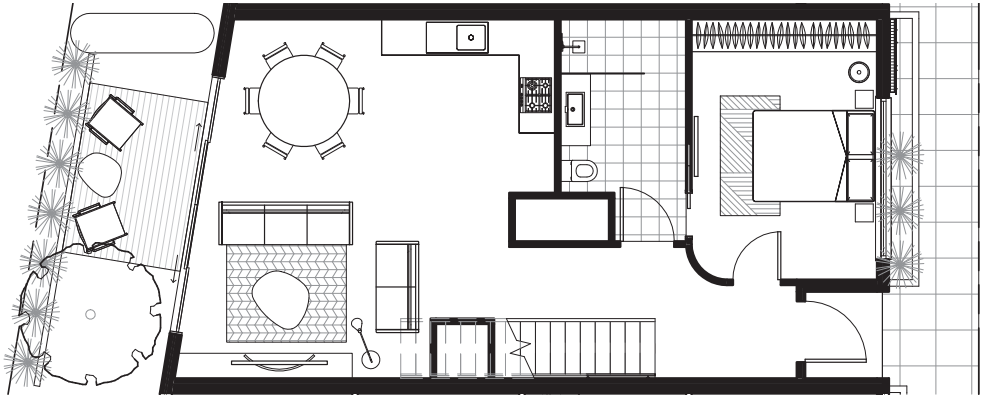


TOWNHOUSE 3
1127 NEPEAN HWY, HIGHETT

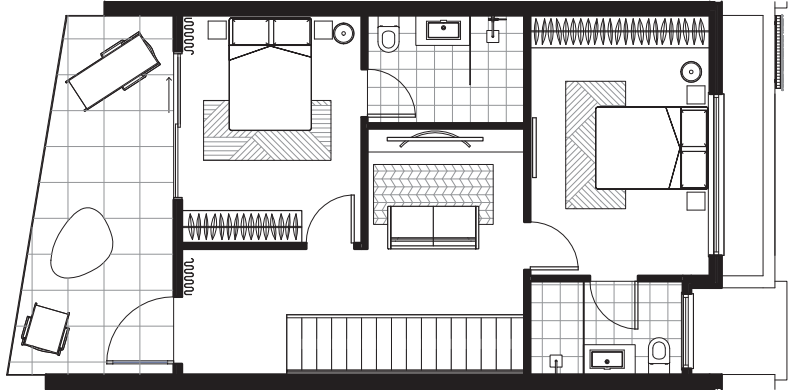
- BEDROOMS 3
- BATHROOMS 3
- TOILETS 3
- CARSPACES 2

GROUND FLOOR AREA	77.20m ²
FIRST FLOOR AREA	65.40m ²
EXTERNAL AREA (BALCONY)	13.80m ²
COURT YARD AREA	15.80m ²
TOTAL AREA	172.20m ²





GROUND FLOOR PLAN



FIRST FLOOR PLAN

TOWNHOUSE 4
1127 NEPEAN HWY, HIGHETT

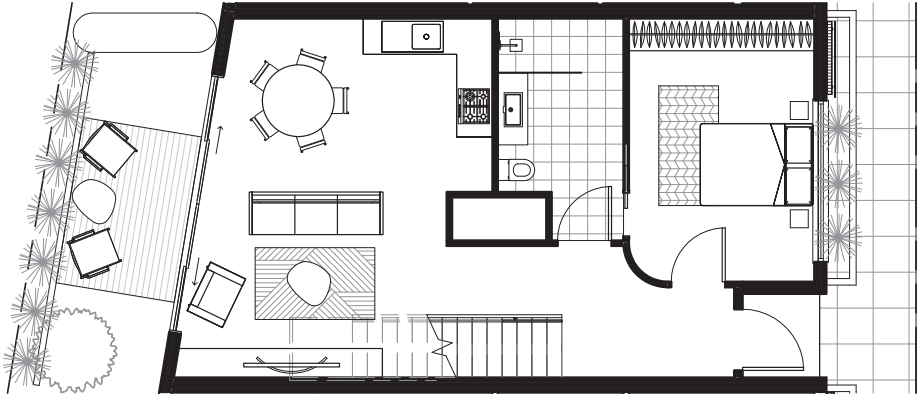
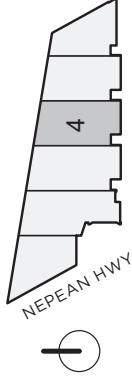


BEDROOMS
BATHROOMS
TOILETS
CARSPACES

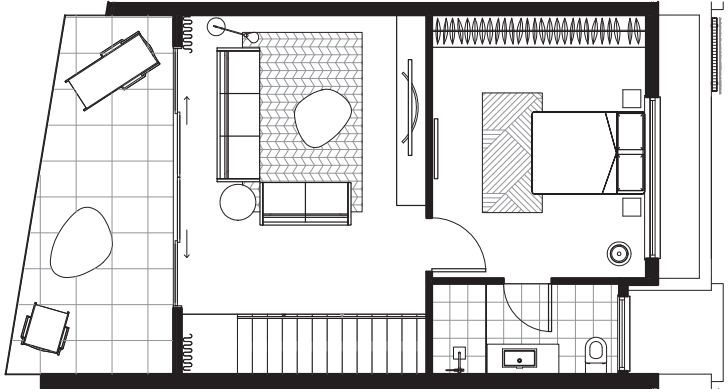
3
3
3
2

GROUND FLOOR AREA
FIRST FLOOR AREA
POS AREA (BALCONY)
COURT YARD AREA
TOTAL AREA

70.80m²
57.70m²
13.80m²
15.80m²
158.10m²



GROUND FLOOR PLAN



FIRST FLOOR PLAN

TOWNHOUSE 5
1127 NEPEAN HWY, HIGHETT

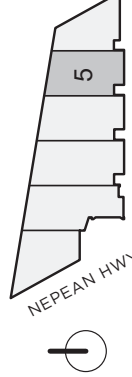


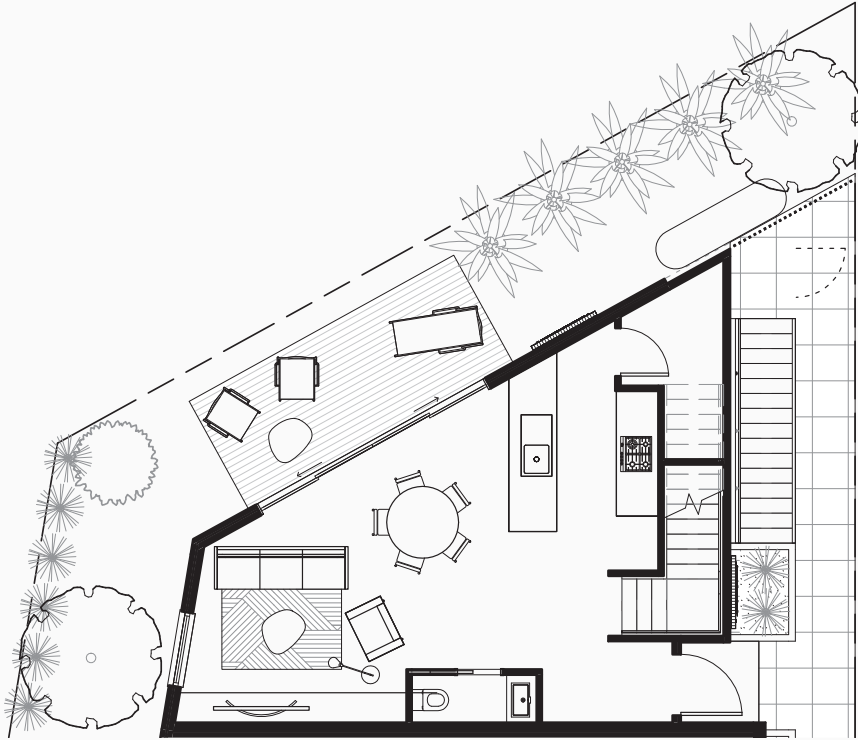
BEDROOMS
BATHROOMS
TOILETS
CARSPACES

2
2
2
1

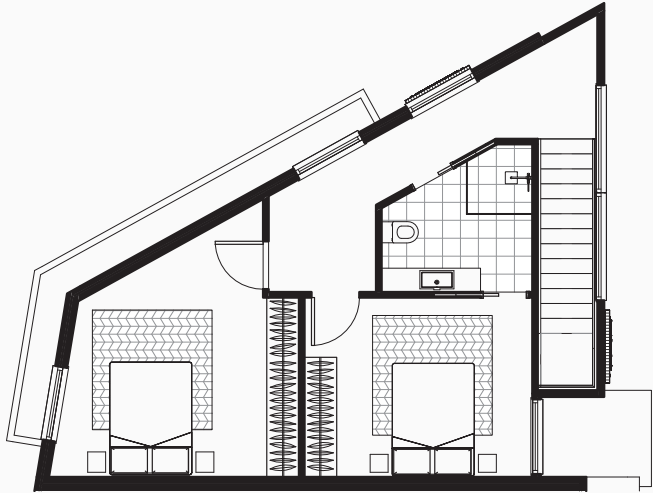
GROUND FLOOR AREA
FIRST FLOOR AREA
EXTERNAL AREA (BALCONY)
COURT YARD AREA
TOTAL AREA

64.40m²
50.30m²
13.80m²
15.80m²
144.30m²





GROUND FLOOR PLAN



FIRST FLOOR PLAN

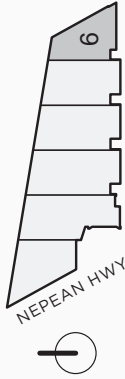


TOWNHOUSE 6
1127 NEPEAN HWAY, HIGHETT

BEDROOMS 2
BATHROOMS 1
TOILETS 2
CARSPACES 2

GROUND FLOOR AREA 50.70m²
FIRST FLOOR AREA 50.20m²
EXTERNAL AREA 45.10m²

TOTAL AREA 146.00m²



FIXTURES & FINISHES

SPECIFICATIONS

POWERFUL ACOUSTIC AND INSULATION BARRIER WITH AERATED CONCRETE
HEBEL EXTERNAL WALLS

DOUBLE GLAZING TO ALL WINDOWS AND DOORS, AND EARTH WOOL
INSULATION THROUGHOUT

GARAGE PARKING AND STORAGE

ONSITE VISITOR CARPARK

GRAND CARRARA MARBLE-LOOK FULLY TILED BATHROOMS

SEMI-COMMERCIAL WINDOWS AND DOORS

STYLISH MATTE BLACK DOOR HANDLES AND BATHROOM FITTINGS

MODERN IN-WALL CISTERN TOILETS

HEATING AND COOLING TO EACH LEVEL

BUILT IN ROBES TO ALL BEDROOMS

LARGE BALCONIES AND PRIVATE GARDEN

DOUBLE UNDER MOUNT STAINLESS STEEL KITCHEN SINK

HIGH QUALITY FINISHED 2 PAC KITCHENS

SLIMLINE ARCS AND SKIRTS

STONE BENCH TOPS TO KITCHEN, LAUNDRY AND BATHROOMS

FRENCH OAK EXTRA WIDE FLOORBOARDS

BOSCH APPLIANCES; OVEN; COOKTOP;

RANGEHOOD AND DISHWASHER

6 STAR ENERGY RATING

MATERIALS & FINISHES

KITCHEN SINK MIXER



KITCHEN SINK



VANITY TAP



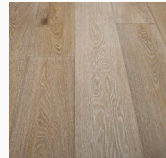
VANITY UNIT



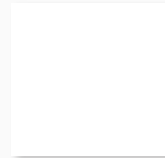
SHOWER MIXER



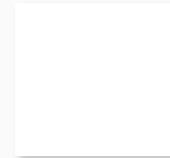
FLOORING
FRENCH OAK 190MM



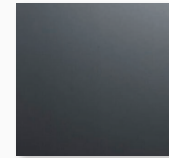
STONE BENCHTOPS
(PURE WHITE)



WHITE 2 PAC
FINISH GLOSS



MIRRORED SPLASHBACKS
(SMOKED)



CARPET
(GREY)



SHOWER RAIL



BOSCH 60CM
ELECTRIC OVEN



BOSCH 60CM
COOKTOP



BOSCH 60CM SLIDEOUT
RANGEHOOD



BOSCH STAINLESS STEEL
FREESTANDING DISHWASHER



LAUNDRY TAP



TOILET



TOILET BUTTONS
(BLACK)



PROJECT TEAM

BUILDER



Jolimont Construction is an award-winning construction company that specialises in creating luxury homes and apartments.

Jolimont Construction's commitment to outstanding craftsmanship has afforded an enviable reputation of being one of Australia's most knowledgeable and highly-regarded builders. All of Jolimont Construction employees and contractors have a disciplined approach and eye for detail that grant a professional signature recognisable to Jolimont construction's ability to construct architectural masterpieces whose stature and elegance stand the test of time.

Offering a full range of construction services, Jolimont Construction delivers an exemplary standard of workmanship and is proudly benchmarked within the industry as being an exponent of exceptional quality.

SALES ENQUIRIES



Eton Property Group is a full service sales agency specialising in the marketing and selling of off the plan residential developments throughout Melbourne's most sought after locations. They continually think outside the square to ensure they have an edge over their competitors. They work side by side with developers, architects, project managers, consultants and advertising agencies to ensure the properties offered match the intended target market.

CONTACT

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