

NEO
AT NEWBRIDGE

Image for illustrative purposes



Stylish and contemporary, Neo is more than a range of distinctively urban townhouses. Think of Neo as an inner-city suburb nestled in the heart of Newbridge. This is Neo.

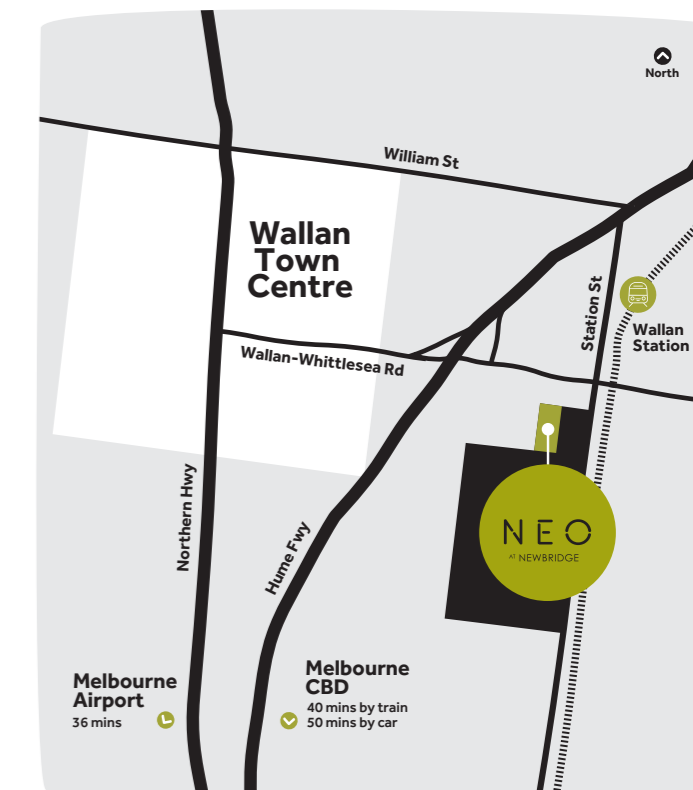
Go to town

Brilliantly located close to schools, sporting fields and future retail, Neo has an urban-inspired connectivity. Then there's the train station just minutes away. And in another forty minutes or so, you can be stepping out in Melbourne's CBD. It's all here.

Neo is unique. And in this urban-inspired pocket of 71 townhouses, you can enjoy a low maintenance, contemporary lifestyle and truly go to town.

NEO
#Three

COVER:
Fronting Newbridge Boulevard, this is the gateway to Neo and the community. Artist impression.





A neo way of life

Neo is more than a range of architect-designed townhouses offering all the amenity of a house on a compact footprint. Neo is also a distinctive, cohesive urban environment within Newbridge. An integrated environment that's characterised by light, contemporary design and space.

Designed for contemporary urban living, the Neo townhouse designs are clever, stylish and functional. Well-considered floorplans, open-plan living areas and ample storage space, they epitomise low-maintenance family living. Then there's the quality inclusions and surprising affordability. This is Neo. Go to town.



NEO
#One
FACADE B

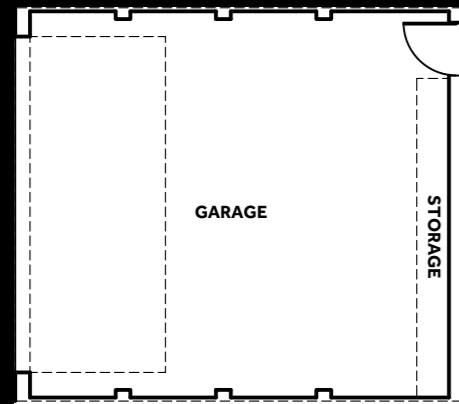
With rear lane access and garage at the back, the striking modern facade greets the street.



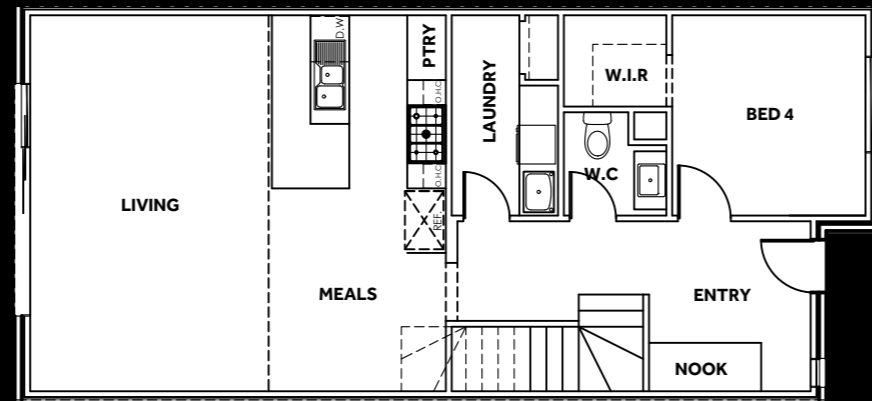
NEO
#Two

With lots of space inside and out, there's an overall feeling of light and air.

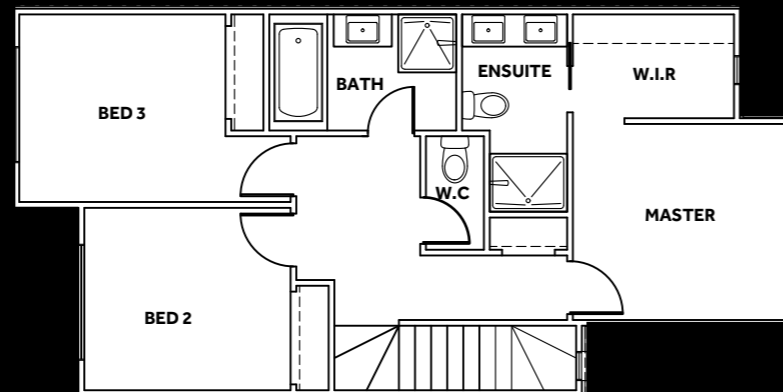
NEO
#One



GROUND FLOOR

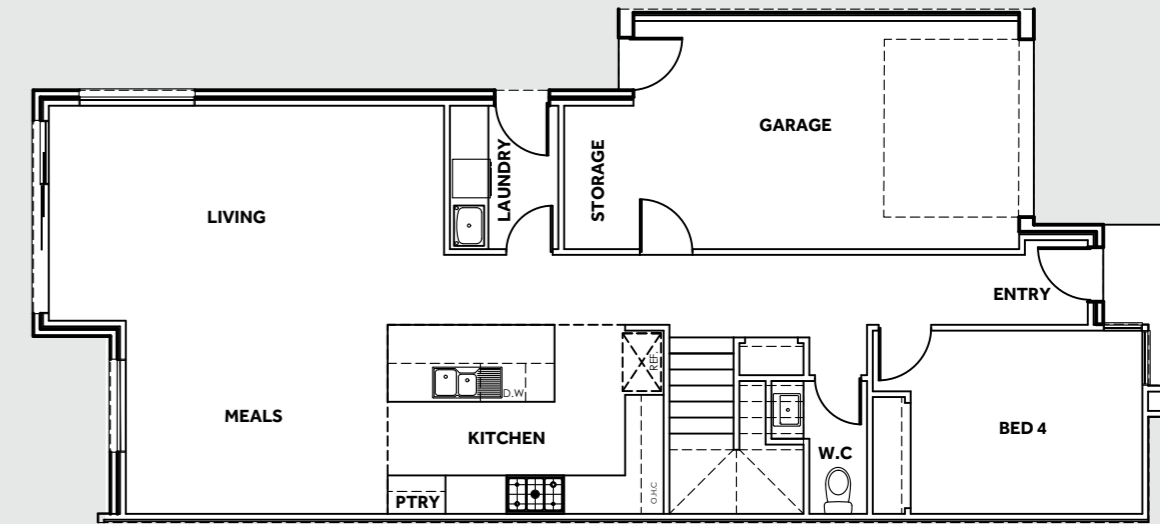


UPPER FLOOR

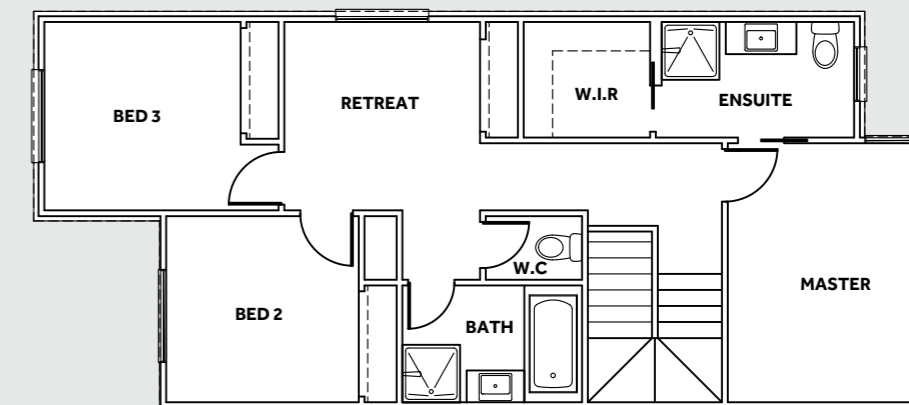


BEDROOMS	BATHROOMS	
4	2.5	
GROUND FLOOR	79.76m ²	8.58sq
UPPER FLOOR	65.83m ²	7.08sq
GARAGE FLOOR	42.46m ²	4.57sq
TOTAL FLOOR	188.05m²	20.23sq

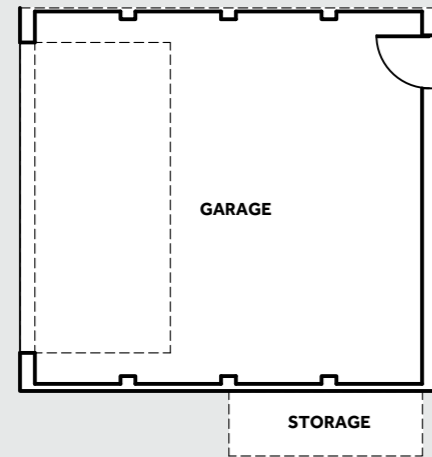
NEO
#Two



BEDROOMS	BATHROOMS	
4	2.5	
GROUND FLOOR	91.21m ²	9.81sq
UPPER FLOOR	80.07m ²	8.61sq
GARAGE FLOOR	26.01m ²	2.79sq
PORCH FLOOR	2.57m ²	0.27sq
TOTAL FLOOR	199.86m²	21.48sq



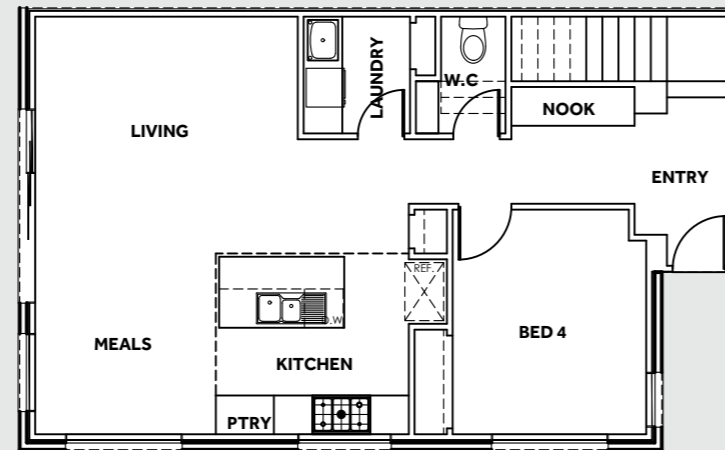
NEO
#Three



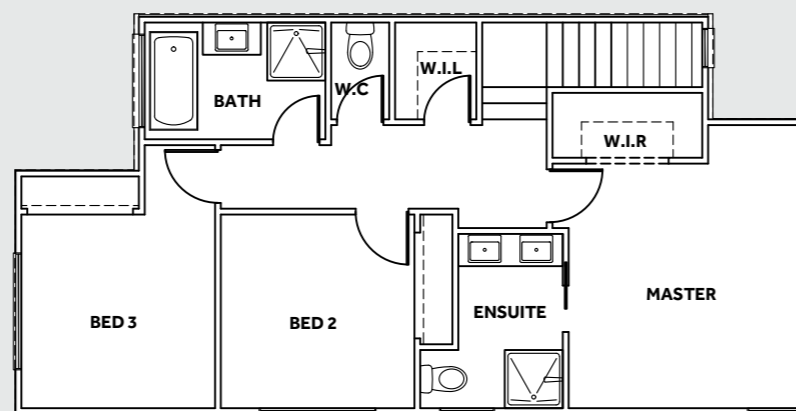
BEDROOMS | BATHROOMS
4 | **2.5**

GROUND FLOOR	72.91m ²	7.85sq
UPPER FLOOR	69.50m ²	7.48sq
GARAGE FLOOR	38.34m ²	4.13sq
TOTAL FLOOR	180.75m ²	19.46sq

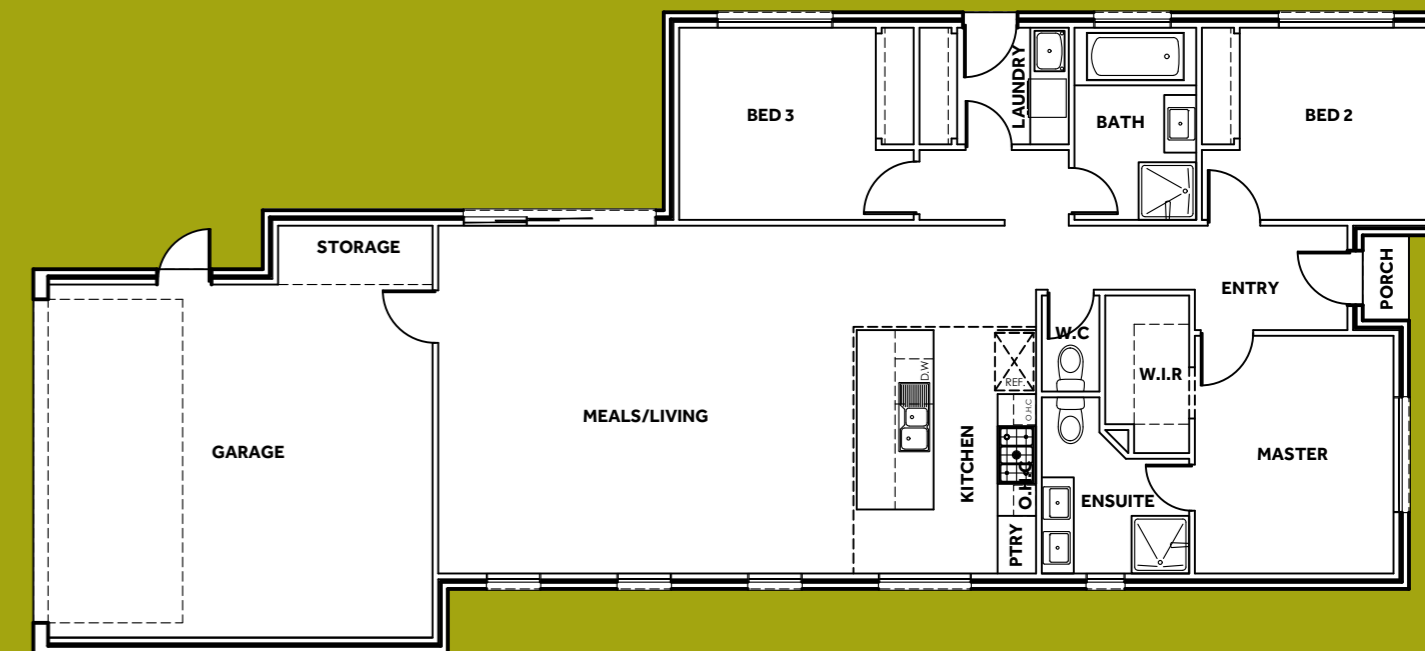
GROUND FLOOR



UPPER FLOOR



NEO
#Four



BEDROOMS | BATHROOMS
3 | **2.5**

LIVING FLOOR	127.14m ²	13.69sq
GARAGE FLOOR	40.00m ²	4.31sq
PORCH FLOOR	0.96m ²	0.10sq
TOTAL FLOOR	168.10m ²	18.10sq



NEO
#One
FACADE A

A modern interpretation of the terrace, this is the distinctly urban face of Neo at Newbridge.



NEO
#Three

With the bulkhead providing a distinctive feature, the modern kitchen is the heart of this townhouse.

Artist's Impression.



NEO
#Two

Light, airy and defined by clean design, the modern ensuite adjoins the master bedroom.

Artist's impression.



NEO
#One

Situated between the garage and the home, the private courtyard is integrated into the design.

Neo inclusions

Every Neo townhouse is ready to go. Turn the key, walk in and start your urban life. Every inclusion has been carefully selected for modern living. There are no compromises with Neo. It's quality all the way.

Internal

KITCHEN

- 20mm Caesarstone benchtops with tiled splashback
- Designer chrome cabinet handles
- Chrome single lever mixer tap
- 1¼ bowl top-mount stainless steel sink
- 900mm wide stainless steel dual fuel upright cooker
- 900mm wide stainless steel canopy rangehood

LIVING

- 2740mm ceiling height to ground floor
- 67mm x 12mm square-edged skirtings and architraves
- 75mm cove cornice to house and garage
- 2040mm high flush panel internal doors
- Designer lever handles to passage doors
- 3 coats paint finish to all internal walls

FLOOR COVERINGS/WINDOW FURNISHINGS

- 400mm x 400mm ceramic floor tiles to entry, living, meals, kitchen, laundry, ensuite, WC, bathroom and powder room (house specific)
- Carpet on foam underlay to remainder of home
- 100mm tiled skirtings to wet areas
- Single roller blackout blinds throughout, excluding wet areas

ROBE & LINEN

- Robes with white melamine shelf and chrome hanging rail
- 2100mm high framed vinyl sliding doors to robes (excluding WIRs)

STAIRS

- Feature staircase with carpet treads, metal balusters and KDHW handrail

HEATING & COOLING

- Panel heaters to bedrooms 2, 3 and/or 4 and retreat if applicable.
- Reverse cycle split-system to main living area and master bedroom

ELECTRICAL

- Downlights to living and kitchen. Ceiling batten lights to remaining areas
- Spot lighting to front and rear entry areas
- Double powerpoints throughout home
- Single powerpoints to fridge and dishwasher provision
- Hard-wired interlink smoke detectors
- Free-to-air TV antenna with two TV points

BATHROOM & ENSUITE

- Designer laminate vanity unit with square-edged benchtop and kicker
- Square inset basins
- Semi-frameless glass 1950mm high shower screen with pivot door
- Silver backed, polished-edge mirror to width of vanity unit
- Ceramic wall tiles to shower walls of Ensuite and Bathroom
- 100mm high skirting tiles to bathroom, ensuite, laundry, W.C. and powder room (house specific)
- Obscure glazing to wet area windows

TAPWARE

- Chrome bath wall mixer with wall outlet
- Chrome basin mixer tap
- Chrome shower mixer with slide rail to ensuite
- Chrome shower mixer with all directional shower head to bathroom

LAUNDRY

- Tiled splashback and chrome mixer tap to laundry trough
- 800mm wide laundry laminate cupboard and benchtop with drop-in trough
- Chrome wall-mounted washing machine connections concealed in laundry cabinet

External

BRICKWORK & RENDER

- Various wall cladding finishes (house and facade specific)
- Render finish to selected areas

WINDOWS

- Designer aluminium powdercoat finish feature windows to facade (house specific)
- Aluminium powdercoat finish windows to remainder of house (house specific)

GARAGE

- Brick veneer garage with painted plasterboard walls and ceiling
- Sectional garage door with remote control

ROOFING

- Profiled concrete roof tiles
- Colorbond metal fascia, flashings and barge, quad gutter with 100mm x 50mm rectangular downpipes and zinc box gutters

DOORS

- Solid 2040mm x 820mm front entry door with designer pull handle and mortice lock
- 2040mm high flush panel solid core external garage access door with lockable entrance set
- Aluminium hinged safety door with diamond grill and fibreglass mesh

ENERGY EFFICIENCY

- Solar assisted hot water service with 175-litre tank, assisted gas boosted continuous flow and roof mounted solar panel(s)
- Insulation to roof area (excludes garage, porch) to achieve a minimum 6-star energy rating
- Foil weather wrap and wall batts to external house walls to achieve a minimum 6-star energy rating
- Weather seals to all external doors and windows
- Self-sealing exhaust fans

TAPWARE & PLUMBING

- 2x (two) garden taps
- Recycled water points to front and rear of house, connected to toilets and in laundry for washing machine point

LANDSCAPING

- Landscaping as per landscaping plan. Includes letterbox, fence, pavers, clothesline and plants.



Artist's impression.

neonewbridge.com.au

**Visit our Newbridge Sales
& Information Centre**

1A/88 Watson St,
Wallan VIC 3756
Open by appointment only

1800 737 462

Whilst we have endeavoured to ensure the information in this brochure is correct, it is to be used as a general guide only. Plans and images are for illustrative purposes only. Engineering, dimensions, fittings and specifications are preliminary only and subject to change without notice as the development progresses and may not accurately reflect the final development. This brochure should not be relied upon by purchasers, as no warranty or representation is given or to be construed. This brochure does not form part of any offer or contract. Reproduction in any form either in whole or part is forbidden, without the prior permission of Resimax Group. Prospective purchasers must rely on their own enquiries and seek their own independent professional advice before entering into a contract of sale. Speak to your Sales Consultant for more information. © Resimax Group Pty Ltd. Current as of July 2018.

Proudly developed by

RESIMAX
GROUP