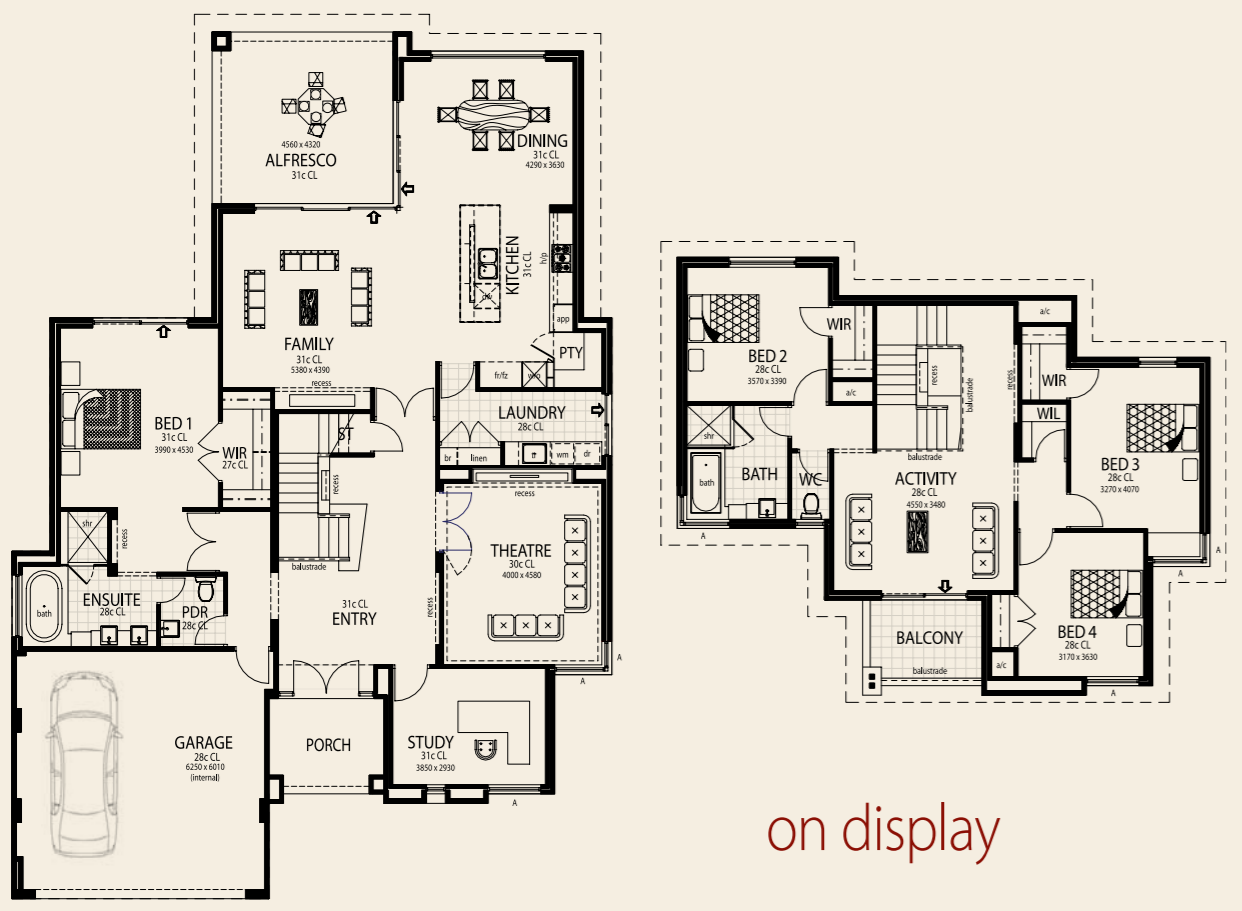


*Creative lifestyle solutions*



on display



The stylish brick facade complimented with stone colour render and the unique garage door creates a striking front elevation. Discerningly designed by the zoned nature of the house, this home will take the family through the years as your children grow.

**HOW IT MEASURES UP**

<b>Frontage</b>	15.11m
<b>Depth</b>	21.83m
<b>Ground Floor Total</b>	253.91m <sup>2</sup>
<b>Areas</b>	
Floor	186.74m <sup>2</sup>
Garage	40.53m <sup>2</sup>
Portico	6.94m <sup>2</sup>
Alfresco	19.70m <sup>2</sup>
<b>Upper Floor Total</b>	110.33m <sup>2</sup>
<b>Areas</b>	
Floor	96.95m <sup>2</sup>
Stairwell	7.14m <sup>2</sup>
Balcony	6.24m <sup>2</sup>
<b>GRAND TOTAL</b>	<b>364.24m<sup>2</sup></b>

our commitment

We are dedicated to building beautiful homes to satisfy our clients needs with creative solutions, to everyday living.

At Novus Homes we adopt the age old philosophy that personalised customer service and good communication, makes building your dream home a pleasurable experience.

We listen to our clients needs, determine a budget, then set about the task of creating a home to suit the family and their lifestyle requirements.

At Novus Homes we leave you with a memorable experience that testifies to our reputation.

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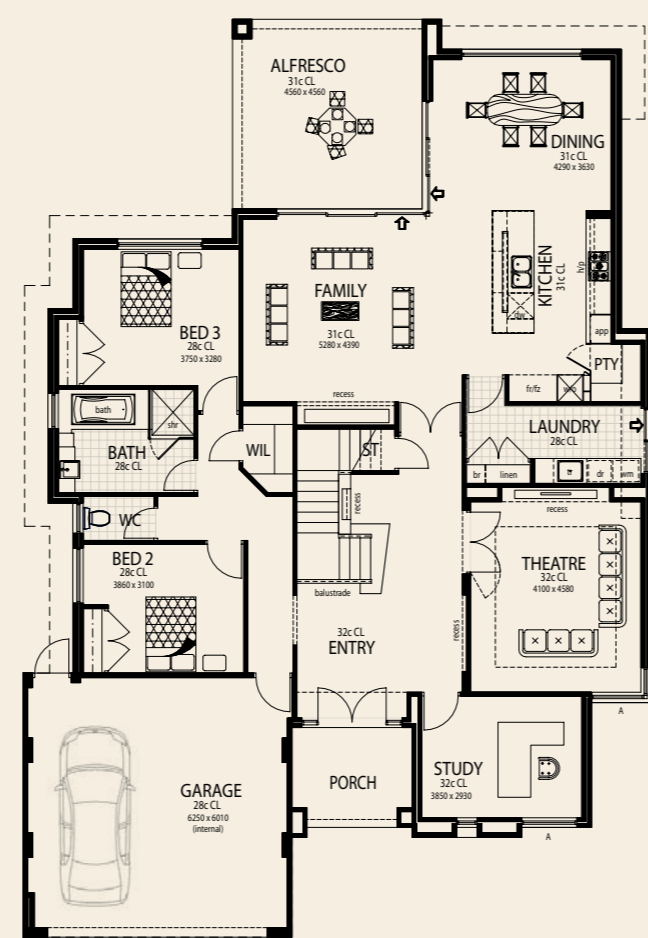


BUILD CREATIVELY | STYLE | DESIGN | QUALITY





The Matrix is the latest expression of Novus Homes' commitment to creative lifestyle solutions.

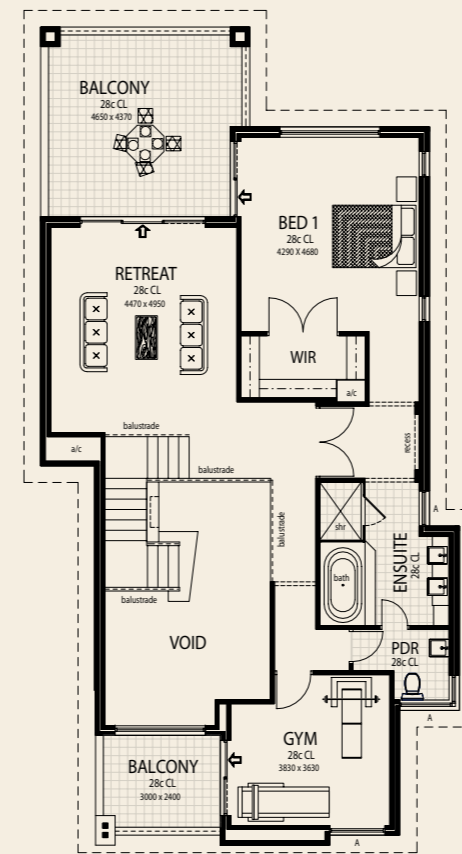


alternate floor plans rear views



The large opulent entry leads into the spacious open plan living areas for family entertaining. The home offers a unique luxury master suite on ground floor creating a parent retreat whilst the upper floor embraces a large centrally located activity area with its own balcony and 3 spacious bedrooms.

Novus Homes have complimented this home with the highest quality fixtures and finishes to complete the package.

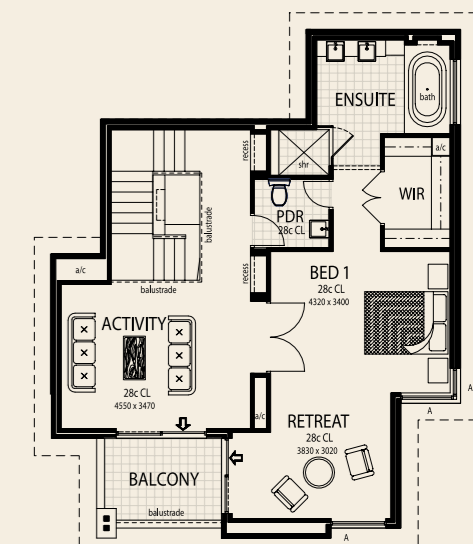
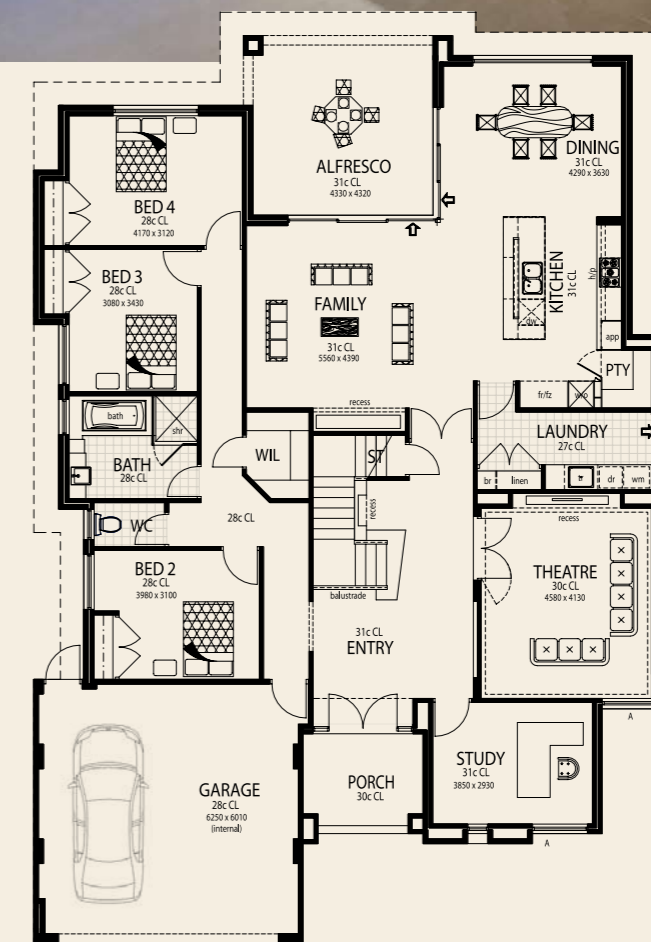


#### HOW IT MEASURES UP

<b>Frontage</b>	15.11m
<b>Depth</b>	22.07m
<b>Ground Floor Total</b>	262.92m <sup>2</sup>
<b>Areas</b>	
Floor	193.59m <sup>2</sup>
Garage	40.52m <sup>2</sup>
Portico	7.02m <sup>2</sup>
Alfresco	20.79m <sup>2</sup>
<b>Upper Floor Total</b>	161.46m <sup>2</sup>
<b>Areas</b>	
Floor	107.80m <sup>2</sup>
Stairwell	24.43m <sup>2</sup>
Balcony	29.23m <sup>2</sup>
<b>GRAND TOTAL</b>	<b>424.38m<sup>2</sup></b>



alternate floor plans master suite on upper floor



#### HOW IT MEASURES UP

<b>Frontage</b>	15.11m
<b>Depth</b>	21.83m
<b>Ground Floor Total</b>	279.21m <sup>2</sup>
<b>Areas</b>	
Floor	212.21m <sup>2</sup>
Garage	40.66m <sup>2</sup>
Portico	7.02m <sup>2</sup>
Alfresco	19.32m <sup>2</sup>
<b>Upper Floor Total</b>	94.44m <sup>2</sup>
<b>Areas</b>	
Floor	80.53m <sup>2</sup>
Stairwell	7.32m <sup>2</sup>
Balcony	6.59m <sup>2</sup>
<b>GRAND TOTAL</b>	<b>373.65m<sup>2</sup></b>

alternate elevation

